

# Local Market Update – February 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Barnstable County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	442	<b>404</b>	- 8.6%	832	<b>755</b>	- 9.3%
Closed Sales	331	<b>242</b>	- 26.9%	685	<b>666</b>	- 2.8%
Median Sales Price*	\$320,000	<b>\$375,000</b>	+ 17.2%	\$330,000	<b>\$370,000</b>	+ 12.1%
Inventory of Homes for Sale	3,961	<b>2,490</b>	- 37.1%	--	--	--
Months Supply of Inventory	7.9	<b>4.3</b>	- 45.6%	--	--	--
Cumulative Days on Market Until Sale	152	<b>148</b>	- 2.6%	162	<b>129</b>	- 20.4%
Percent of Original List Price Received*	91.8%	<b>92.2%</b>	+ 0.4%	91.1%	<b>92.6%</b>	+ 1.6%
New Listings	742	<b>517</b>	- 30.3%	1,346	<b>989</b>	- 26.5%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

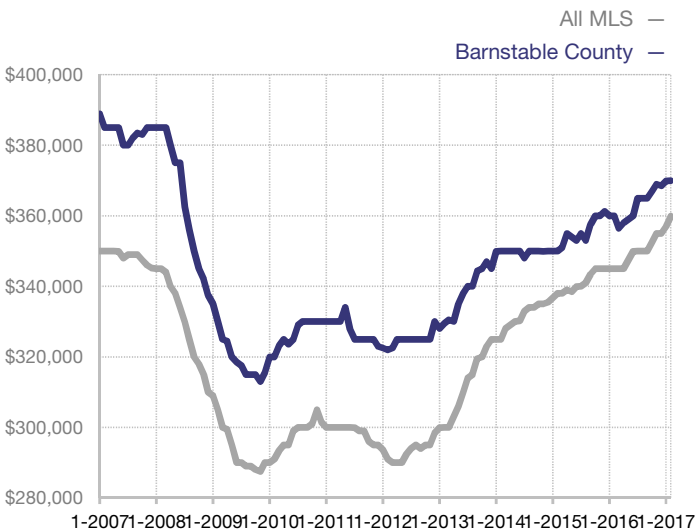
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	84	<b>82</b>	- 2.4%	159	<b>155</b>	- 2.5%
Closed Sales	75	<b>43</b>	- 42.7%	160	<b>131</b>	- 18.1%
Median Sales Price*	\$360,000	<b>\$240,000</b>	- 33.3%	\$280,000	<b>\$240,000</b>	- 14.3%
Inventory of Homes for Sale	842	<b>561</b>	- 33.4%	--	--	--
Months Supply of Inventory	7.0	<b>4.8</b>	- 31.4%	--	--	--
Cumulative Days on Market Until Sale	185	<b>126</b>	- 31.9%	173	<b>145</b>	- 16.2%
Percent of Original List Price Received*	95.1%	<b>91.0%</b>	- 4.3%	94.1%	<b>93.0%</b>	- 1.2%
New Listings	155	<b>100</b>	- 35.5%	290	<b>208</b>	- 28.3%

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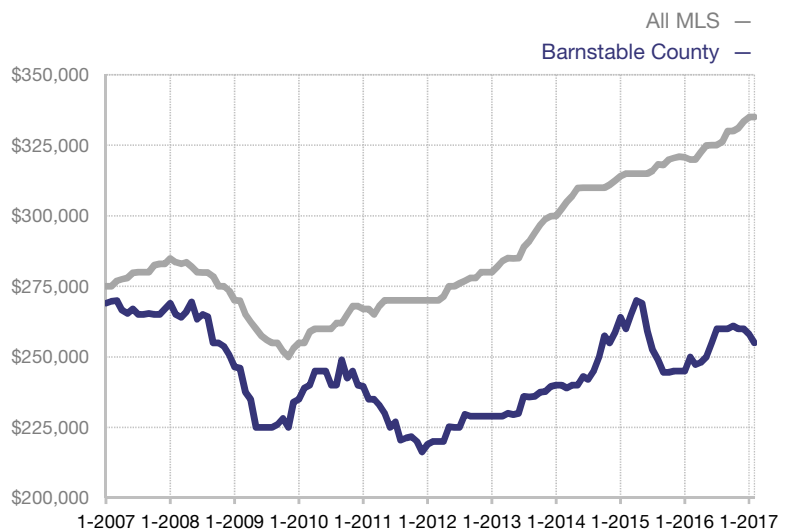
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Berkshire County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	101	<b>101</b>	0.0%	162	<b>185</b>	+ 14.2%
Closed Sales	82	<b>83</b>	+ 1.2%	157	<b>164</b>	+ 4.5%
Median Sales Price*	\$195,000	<b>\$203,500</b>	+ 4.4%	\$190,000	<b>\$190,500</b>	+ 0.3%
Inventory of Homes for Sale	1,120	<b>792</b>	- 29.3%	--	--	--
Months Supply of Inventory	10.5	<b>6.9</b>	- 34.3%	--	--	--
Cumulative Days on Market Until Sale	144	<b>148</b>	+ 2.8%	162	<b>139</b>	- 14.2%
Percent of Original List Price Received*	88.6%	<b>87.0%</b>	- 1.8%	87.9%	<b>87.4%</b>	- 0.6%
New Listings	124	<b>96</b>	- 22.6%	272	<b>217</b>	- 20.2%

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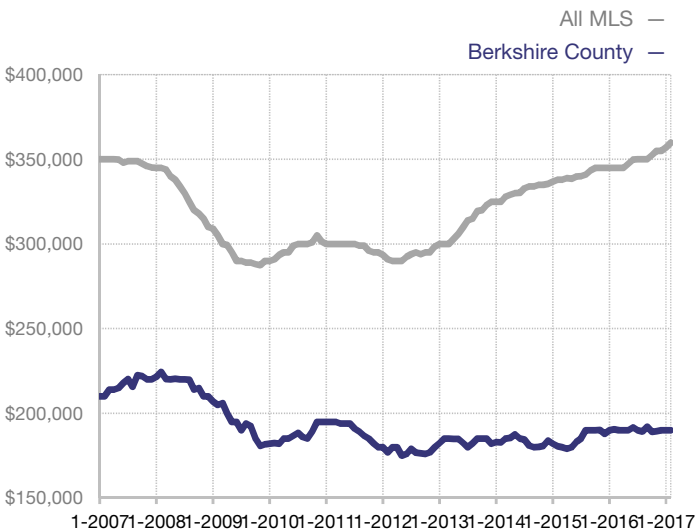
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	4	<b>7</b>	+ 75.0%	8	<b>11</b>	+ 37.5%
Closed Sales	5	<b>6</b>	+ 20.0%	7	<b>9</b>	+ 28.6%
Median Sales Price*	\$146,000	<b>\$206,950</b>	+ 41.7%	\$210,000	<b>\$220,000</b>	+ 4.8%
Inventory of Homes for Sale	141	<b>152</b>	+ 7.8%	--	--	--
Months Supply of Inventory	12.8	<b>16.6</b>	+ 29.7%	--	--	--
Cumulative Days on Market Until Sale	169	<b>175</b>	+ 3.6%	150	<b>191</b>	+ 27.3%
Percent of Original List Price Received*	88.3%	<b>92.9%</b>	+ 5.2%	88.0%	<b>94.9%</b>	+ 7.8%
New Listings	13	<b>13</b>	0.0%	25	<b>22</b>	- 12.0%

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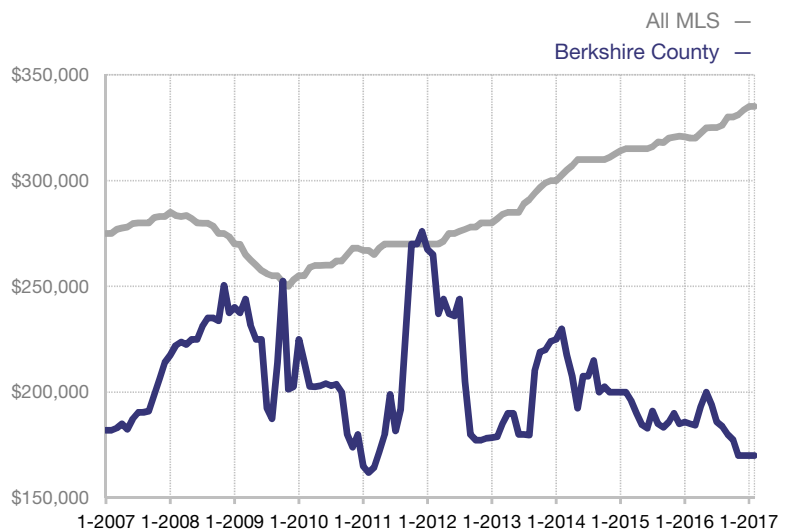
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Bristol County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	341	365	+ 7.0%	644	656	+ 1.9%
Closed Sales	249	233	- 6.4%	499	513	+ 2.8%
Median Sales Price*	\$253,250	<b>\$269,900</b>	+ 6.6%	\$260,000	<b>\$274,900</b>	+ 5.7%
Inventory of Homes for Sale	1,482	927	- 37.4%	--	--	--
Months Supply of Inventory	4.1	2.3	- 43.9%	--	--	--
Cumulative Days on Market Until Sale	123	79	- 35.8%	115	76	- 33.9%
Percent of Original List Price Received*	93.7%	95.7%	+ 2.1%	93.7%	95.9%	+ 2.3%
New Listings	430	362	- 15.8%	828	746	- 9.9%

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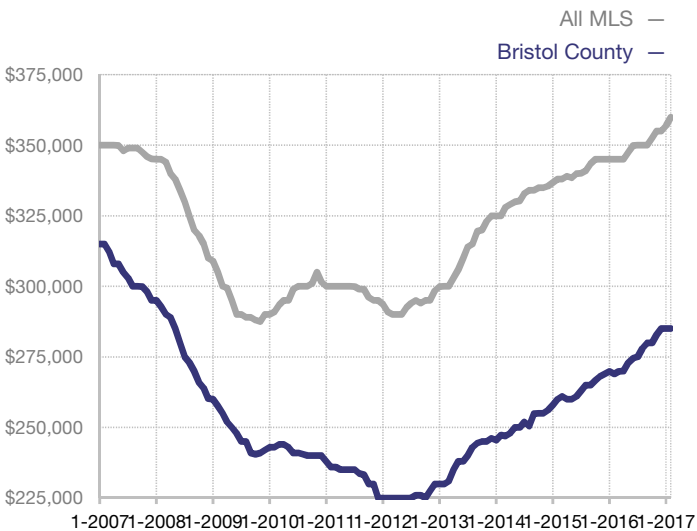
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	69	78	+ 13.0%	118	145	+ 22.9%
Closed Sales	53	50	- 5.7%	108	89	- 17.6%
Median Sales Price*	\$182,000	<b>\$197,200</b>	+ 8.4%	\$182,000	<b>\$203,000</b>	+ 11.5%
Inventory of Homes for Sale	241	127	- 47.3%	--	--	--
Months Supply of Inventory	3.9	1.8	- 53.8%	--	--	--
Cumulative Days on Market Until Sale	120	82	- 31.7%	114	81	- 28.9%
Percent of Original List Price Received*	92.7%	96.1%	+ 3.7%	94.4%	96.7%	+ 2.4%
New Listings	78	75	- 3.8%	159	145	- 8.8%

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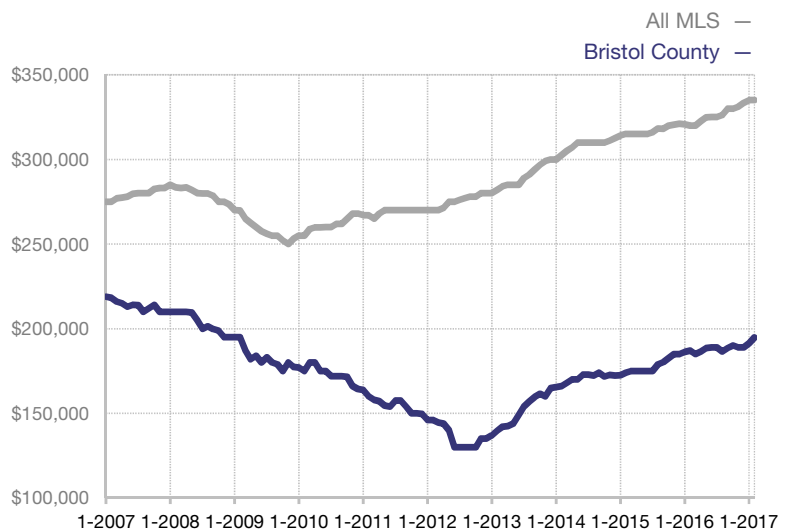
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Dukes County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	15	12	- 20.0%	26	24	- 7.7%
Closed Sales	10	5	- 50.0%	29	17	- 41.4%
Median Sales Price*	\$890,667	<b>\$540,000</b>	- 39.4%	\$1,395,000	<b>\$697,500</b>	- 50.0%
Inventory of Homes for Sale	189	156	- 17.5%	--	--	--
Months Supply of Inventory	11.4	11.6	+ 1.8%	--	--	--
Cumulative Days on Market Until Sale	244	105	- 57.0%	219	166	- 24.2%
Percent of Original List Price Received*	91.7%	92.5%	+ 0.9%	88.8%	89.0%	+ 0.2%
New Listings	23	17	- 26.1%	61	48	- 21.3%

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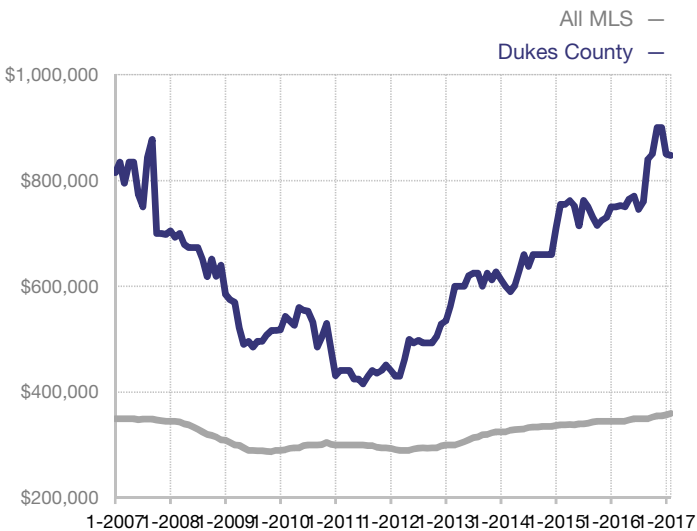
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	0	1	--	0	2	--
Closed Sales	2	1	- 50.0%	3	3	0.0%
Median Sales Price*	\$70,000	<b>\$540,000</b>	+ 671.4%	\$70,000	<b>\$555,000</b>	+ 692.9%
Inventory of Homes for Sale	3	15	+ 400.0%	--	--	--
Months Supply of Inventory	1.9	9.5	+ 400.0%	--	--	--
Cumulative Days on Market Until Sale	92	242	+ 163.0%	72	153	+ 112.5%
Percent of Original List Price Received*	87.6%	74.1%	- 15.4%	90.9%	86.9%	- 4.4%
New Listings	0	1	--	1	2	+ 100.0%

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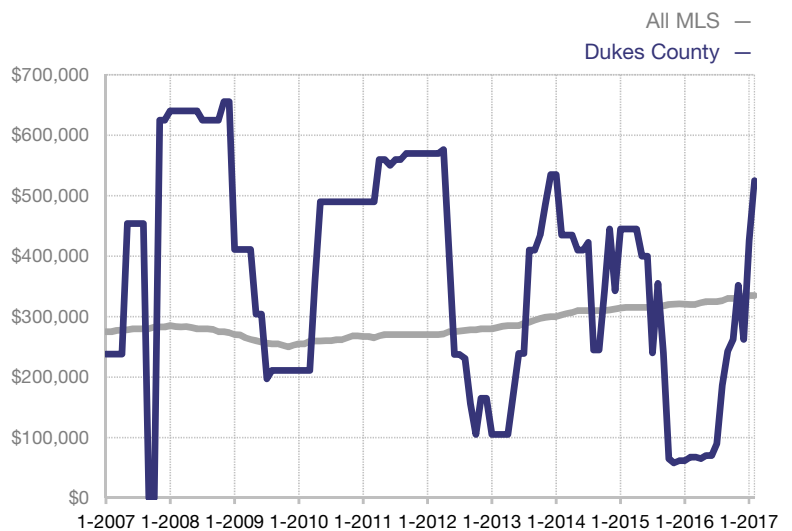
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Essex County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	401	<b>394</b>	- 1.7%	750	<b>738</b>	- 1.6%
Closed Sales	286	<b>260</b>	- 9.1%	670	<b>672</b>	+ 0.3%
Median Sales Price*	\$349,450	<b>\$374,500</b>	+ 7.2%	\$356,000	<b>\$395,000</b>	+ 11.0%
Inventory of Homes for Sale	1,179	<b>805</b>	- 31.7%	--	--	--
Months Supply of Inventory	2.2	<b>1.5</b>	- 31.8%	--	--	--
Cumulative Days on Market Until Sale	110	<b>70</b>	- 36.4%	107	<b>67</b>	- 37.4%
Percent of Original List Price Received*	93.9%	<b>96.2%</b>	+ 2.4%	94.2%	<b>96.0%</b>	+ 1.9%
New Listings	481	<b>420</b>	- 12.7%	899	<b>817</b>	- 9.1%

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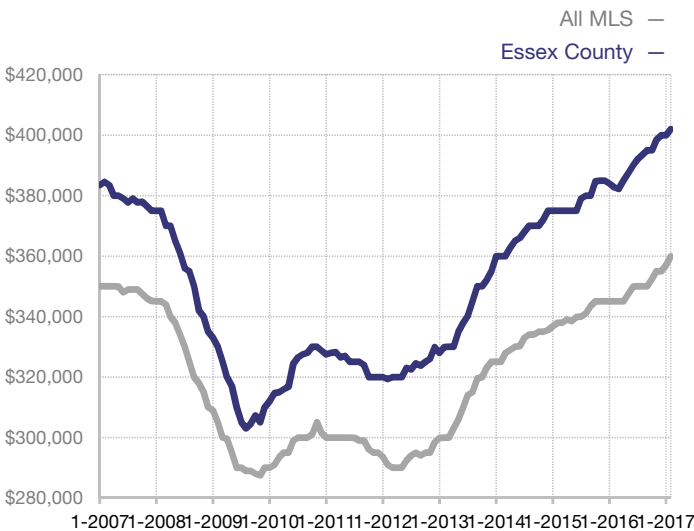
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	191	<b>191</b>	0.0%	336	<b>395</b>	+ 17.6%
Closed Sales	125	<b>128</b>	+ 2.4%	291	<b>325</b>	+ 11.7%
Median Sales Price*	\$225,000	<b>\$262,500</b>	+ 16.7%	\$239,900	<b>\$289,000</b>	+ 20.5%
Inventory of Homes for Sale	533	<b>347</b>	- 34.9%	--	--	--
Months Supply of Inventory	2.3	<b>1.5</b>	- 34.8%	--	--	--
Cumulative Days on Market Until Sale	101	<b>64</b>	- 36.6%	99	<b>68</b>	- 31.3%
Percent of Original List Price Received*	95.0%	<b>98.0%</b>	+ 3.2%	95.0%	<b>97.3%</b>	+ 2.4%
New Listings	229	<b>190</b>	- 17.0%	401	<b>448</b>	+ 11.7%

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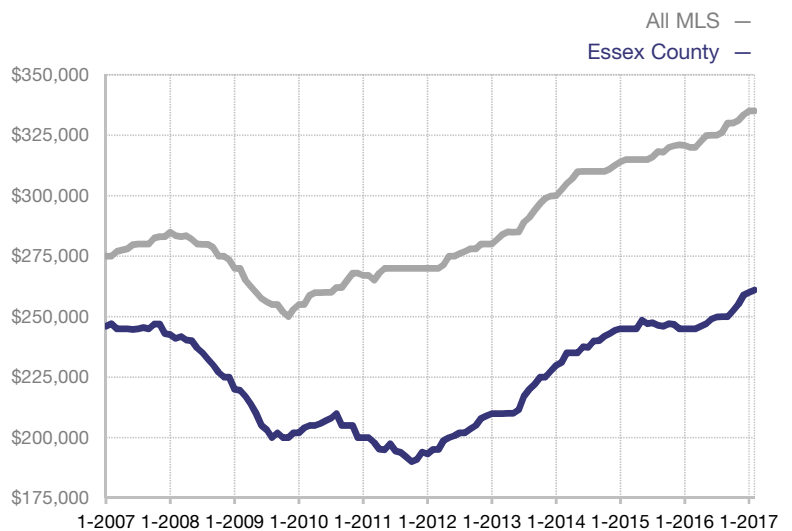
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Franklin County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	44	<b>44</b>	0.0%	75	<b>78</b>	+ 4.0%
Closed Sales	32	<b>22</b>	- 31.3%	67	<b>59</b>	- 11.9%
Median Sales Price*	\$193,000	<b>\$144,000</b>	- 25.4%	\$191,000	<b>\$174,900</b>	- 8.4%
Inventory of Homes for Sale	300	<b>221</b>	- 26.3%	--	--	--
Months Supply of Inventory	6.4	<b>4.3</b>	- 32.8%	--	--	--
Cumulative Days on Market Until Sale	181	<b>108</b>	- 40.3%	157	<b>120</b>	- 23.6%
Percent of Original List Price Received*	89.8%	<b>98.6%</b>	+ 9.8%	91.3%	<b>92.9%</b>	+ 1.8%
New Listings	66	<b>38</b>	- 42.4%	103	<b>87</b>	- 15.5%

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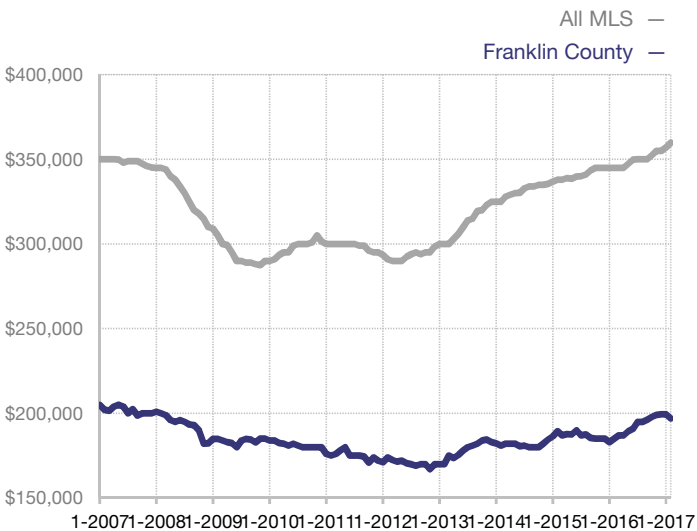
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	2	<b>3</b>	+ 50.0%	7	<b>5</b>	- 28.6%
Closed Sales	2	<b>1</b>	- 50.0%	5	<b>5</b>	0.0%
Median Sales Price*	\$71,595	<b>\$170,000</b>	+ 137.4%	\$77,000	<b>\$218,000</b>	+ 183.1%
Inventory of Homes for Sale	25	<b>13</b>	- 48.0%	--	--	--
Months Supply of Inventory	5.7	<b>3.0</b>	- 47.4%	--	--	--
Cumulative Days on Market Until Sale	132	<b>461</b>	+ 249.2%	100	<b>362</b>	+ 262.0%
Percent of Original List Price Received*	87.0%	<b>94.5%</b>	+ 8.6%	88.2%	<b>87.7%</b>	- 0.6%
New Listings	4	<b>1</b>	- 75.0%	6	<b>2</b>	- 66.7%

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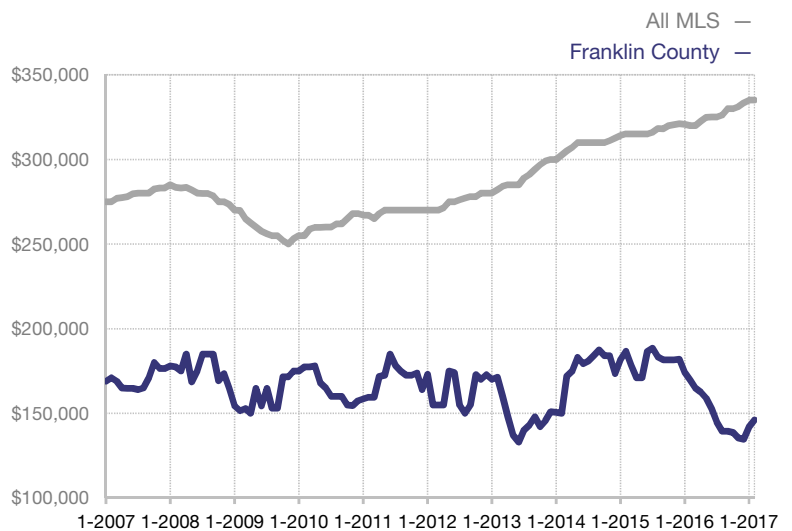
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Hampden County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	285	<b>307</b>	+ 7.7%	544	<b>589</b>	+ 8.3%
Closed Sales	219	<b>171</b>	- 21.9%	465	<b>391</b>	- 15.9%
Median Sales Price*	\$158,900	<b>\$165,000</b>	+ 3.8%	\$162,250	<b>\$170,000</b>	+ 4.8%
Inventory of Homes for Sale	1,298	<b>874</b>	- 32.7%	--	--	--
Months Supply of Inventory	4.4	<b>2.7</b>	- 38.6%	--	--	--
Cumulative Days on Market Until Sale	130	<b>98</b>	- 24.6%	133	<b>92</b>	- 30.8%
Percent of Original List Price Received*	92.6%	<b>93.8%</b>	+ 1.3%	92.3%	<b>94.1%</b>	+ 2.0%
New Listings	358	<b>334</b>	- 6.7%	688	<b>674</b>	- 2.0%

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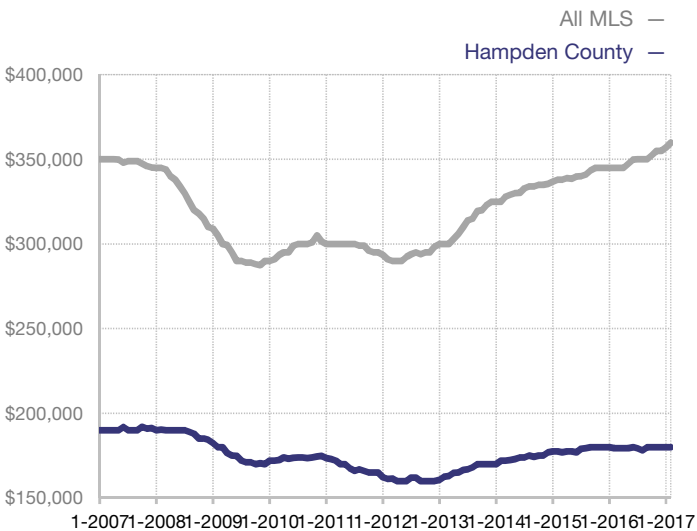
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	41	<b>36</b>	- 12.2%	76	<b>76</b>	0.0%
Closed Sales	38	<b>25</b>	- 34.2%	61	<b>58</b>	- 4.9%
Median Sales Price*	\$121,200	<b>\$140,000</b>	+ 15.5%	\$139,900	<b>\$138,450</b>	- 1.0%
Inventory of Homes for Sale	221	<b>148</b>	- 33.0%	--	--	--
Months Supply of Inventory	5.2	<b>3.4</b>	- 34.6%	--	--	--
Cumulative Days on Market Until Sale	195	<b>138</b>	- 29.2%	156	<b>140</b>	- 10.3%
Percent of Original List Price Received*	93.7%	<b>92.9%</b>	- 0.9%	94.5%	<b>92.8%</b>	- 1.8%
New Listings	45	<b>44</b>	- 2.2%	107	<b>96</b>	- 10.3%

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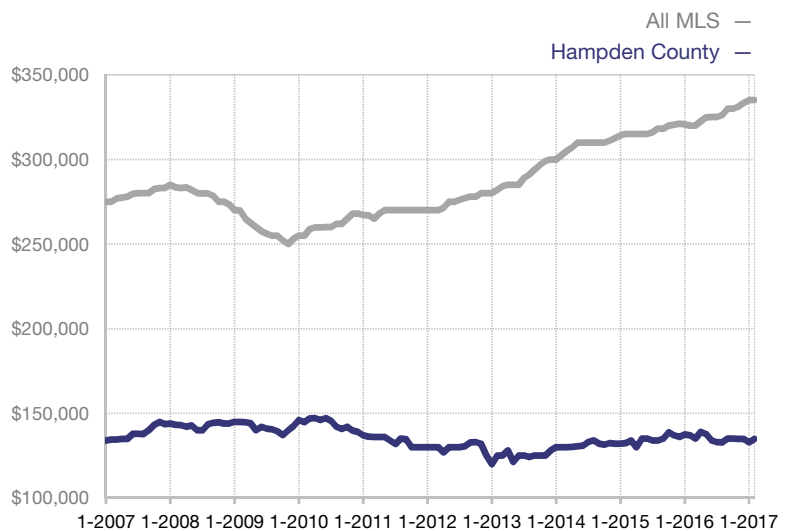
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Hampshire County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	70	66	- 5.7%	148	138	- 6.8%
Closed Sales	54	47	- 13.0%	117	136	+ 16.2%
Median Sales Price*	\$256,000	<b>\$244,000</b>	- 4.7%	\$249,000	<b>\$244,000</b>	- 2.0%
Inventory of Homes for Sale	497	331	- 33.4%	--	--	--
Months Supply of Inventory	4.8	3.0	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	126	182	+ 44.4%	140	125	- 10.7%
Percent of Original List Price Received*	93.2%	92.4%	- 0.9%	91.6%	92.8%	+ 1.3%
New Listings	104	80	- 23.1%	185	181	- 2.2%

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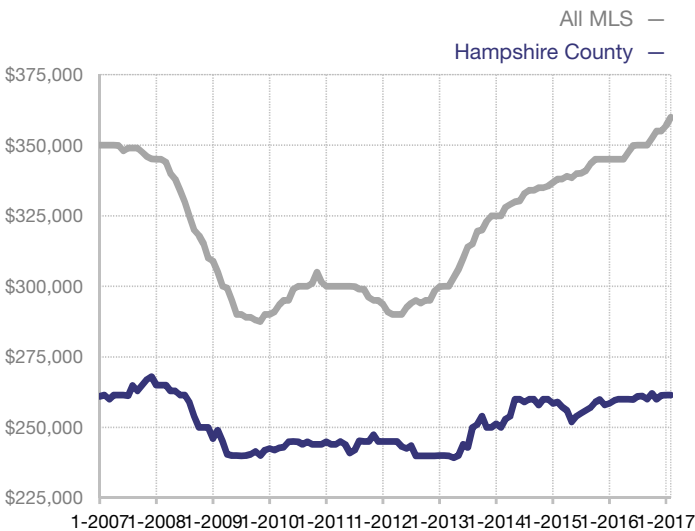
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	16	13	- 18.8%	33	28	- 15.2%
Closed Sales	13	7	- 46.2%	28	32	+ 14.3%
Median Sales Price*	\$200,000	<b>\$162,500</b>	- 18.8%	\$173,950	<b>\$189,000</b>	+ 8.7%
Inventory of Homes for Sale	139	82	- 41.0%	--	--	--
Months Supply of Inventory	5.7	3.2	- 43.9%	--	--	--
Cumulative Days on Market Until Sale	185	189	+ 2.2%	155	118	- 23.9%
Percent of Original List Price Received*	98.6%	89.5%	- 9.2%	95.9%	95.5%	- 0.4%
New Listings	23	20	- 13.0%	36	38	+ 5.6%

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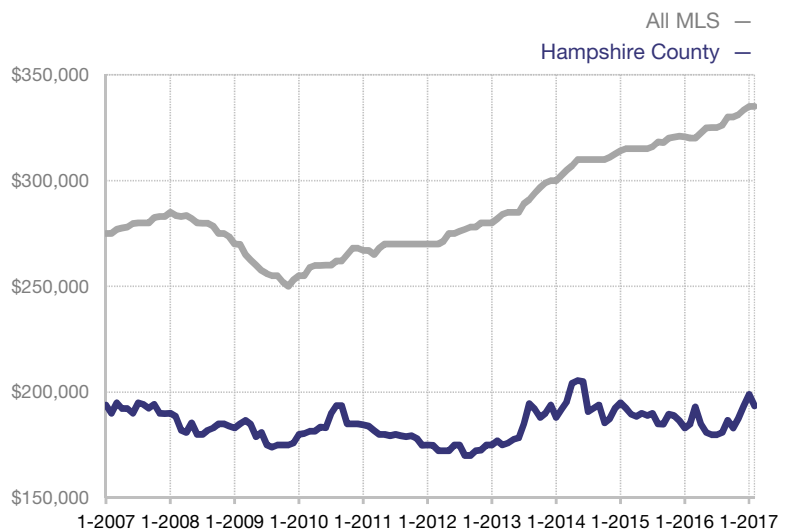
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Middlesex County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	705	<b>707</b>	+ 0.3%	1,274	<b>1,330</b>	+ 4.4%
Closed Sales	483	<b>400</b>	- 17.2%	1,137	<b>1,008</b>	- 11.3%
Median Sales Price*	\$470,000	<b>\$475,000</b>	+ 1.1%	\$449,100	<b>\$475,000</b>	+ 5.8%
Inventory of Homes for Sale	1,905	<b>1,145</b>	- 39.9%	--	--	--
Months Supply of Inventory	2.1	<b>1.2</b>	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	98	<b>76</b>	- 22.4%	90	<b>71</b>	- 21.1%
Percent of Original List Price Received*	95.7%	<b>97.1%</b>	+ 1.5%	95.8%	<b>97.1%</b>	+ 1.4%
New Listings	885	<b>788</b>	- 11.0%	1,624	<b>1,493</b>	- 8.1%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

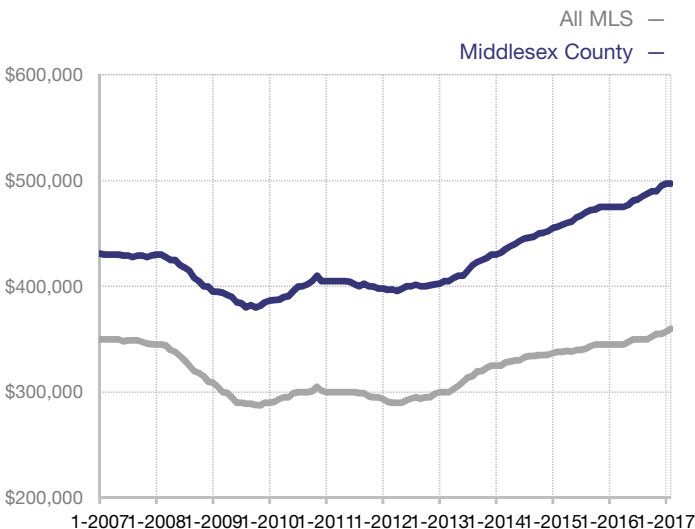
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	413	<b>392</b>	- 5.1%	800	<b>762</b>	- 4.8%
Closed Sales	275	<b>252</b>	- 8.4%	624	<b>617</b>	- 1.1%
Median Sales Price*	\$335,000	<b>\$380,500</b>	+ 13.6%	\$354,450	<b>\$389,500</b>	+ 9.9%
Inventory of Homes for Sale	710	<b>440</b>	- 38.0%	--	--	--
Months Supply of Inventory	1.5	<b>0.8</b>	- 46.7%	--	--	--
Cumulative Days on Market Until Sale	72	<b>50</b>	- 30.6%	70	<b>50</b>	- 28.6%
Percent of Original List Price Received*	98.3%	<b>99.6%</b>	+ 1.3%	98.1%	<b>99.1%</b>	+ 1.0%
New Listings	470	<b>386</b>	- 17.9%	904	<b>838</b>	- 7.3%

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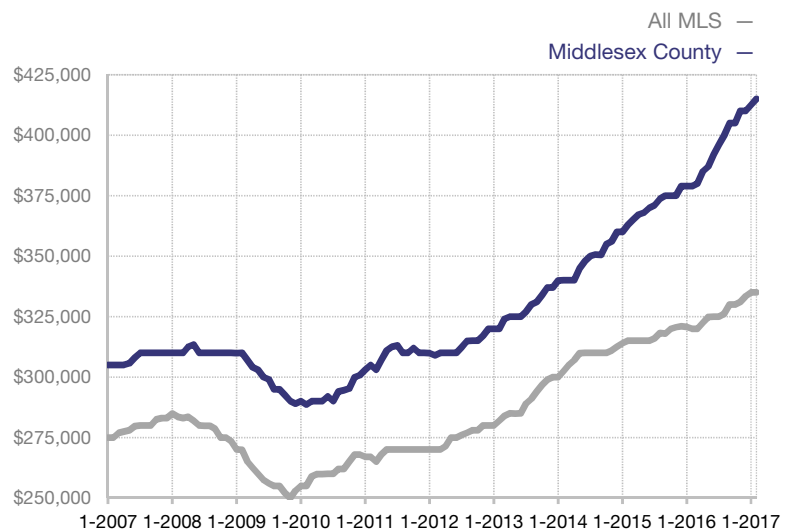
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Nantucket County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	0	1	--	3	2	- 33.3%
Closed Sales	1	0	- 100.0%	5	3	- 40.0%
Median Sales Price*	\$1,999,000	\$0	- 100.0%	\$1,295,000	\$895,000	- 30.9%
Inventory of Homes for Sale	31	22	- 29.0%	--	--	--
Months Supply of Inventory	10.3	9.2	- 10.7%	--	--	--
Cumulative Days on Market Until Sale	304	0	- 100.0%	187	95	- 49.2%
Percent of Original List Price Received*	75.4%	0.0%	- 100.0%	87.2%	84.9%	- 2.6%
New Listings	4	2	- 50.0%	5	4	- 20.0%

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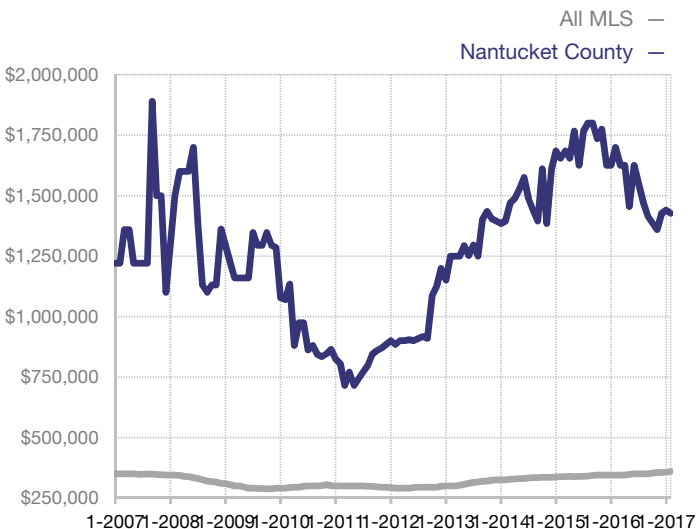
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	2	0	- 100.0%	2	1	- 50.0%
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	2.5	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	1	0	- 100.0%	5	1	- 80.0%

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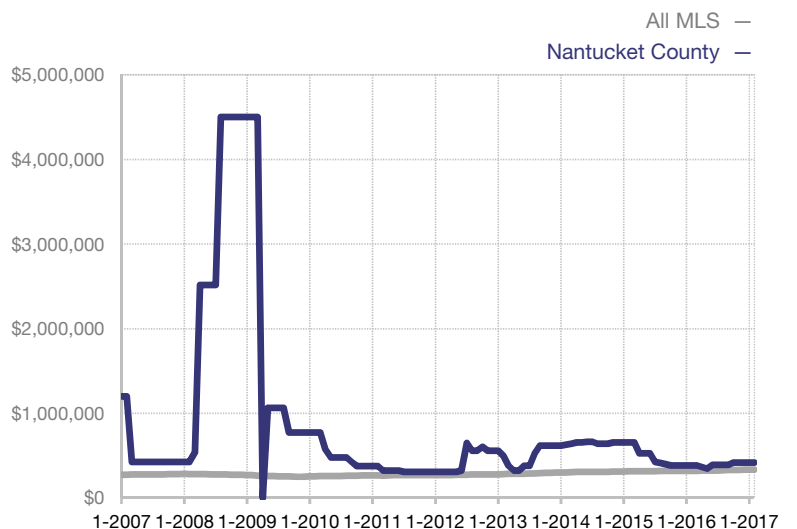
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Norfolk County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	427	420	- 1.6%	765	814	+ 6.4%
Closed Sales	281	276	- 1.8%	682	692	+ 1.5%
Median Sales Price*	\$414,900	<b>\$445,000</b>	+ 7.3%	\$431,000	<b>\$449,950</b>	+ 4.4%
Inventory of Homes for Sale	1,164	833	- 28.4%	--	--	--
Months Supply of Inventory	2.3	1.6	- 30.4%	--	--	--
Cumulative Days on Market Until Sale	98	84	- 14.3%	94	78	- 17.0%
Percent of Original List Price Received*	95.2%	96.6%	+ 1.5%	95.2%	96.1%	+ 0.9%
New Listings	513	486	- 5.3%	947	919	- 3.0%

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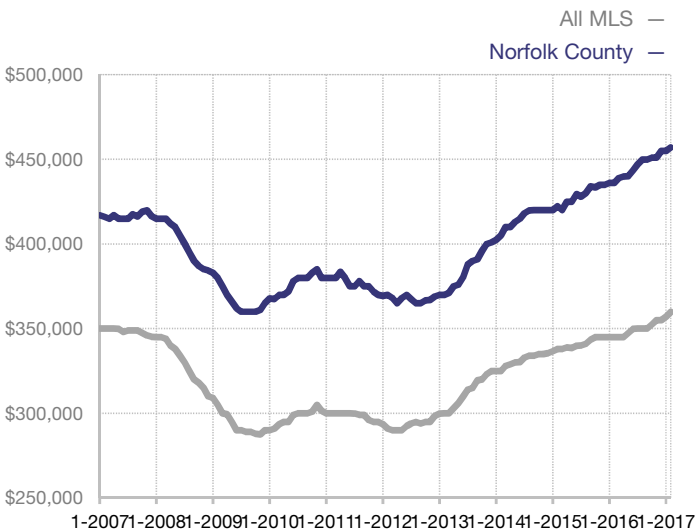
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	157	167	+ 6.4%	292	339	+ 16.1%
Closed Sales	101	113	+ 11.9%	218	244	+ 11.9%
Median Sales Price*	\$285,000	<b>\$310,000</b>	+ 8.8%	\$291,750	<b>\$310,000</b>	+ 6.3%
Inventory of Homes for Sale	365	272	- 25.5%	--	--	--
Months Supply of Inventory	1.9	1.4	- 26.3%	--	--	--
Cumulative Days on Market Until Sale	85	52	- 38.8%	77	55	- 28.6%
Percent of Original List Price Received*	96.4%	99.4%	+ 3.1%	96.9%	97.8%	+ 0.9%
New Listings	198	220	+ 11.1%	374	405	+ 8.3%

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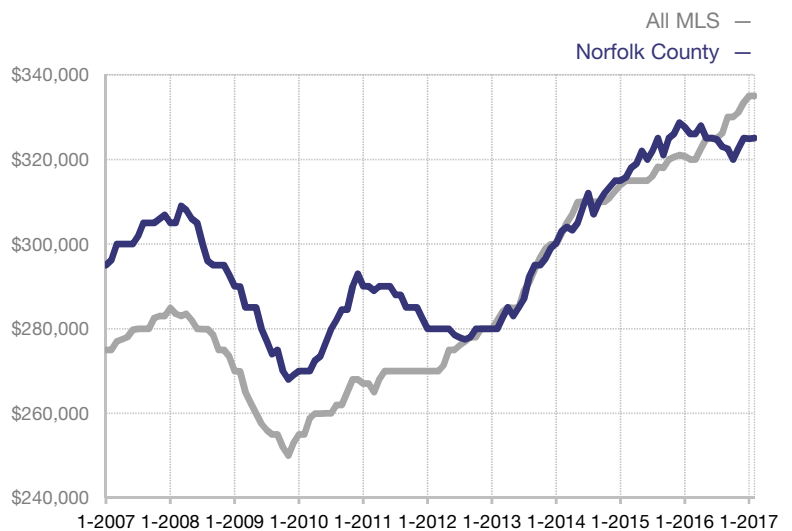
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Plymouth County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	389	459	+ 18.0%	769	830	+ 7.9%
Closed Sales	295	303	+ 2.7%	643	679	+ 5.6%
Median Sales Price*	\$290,000	\$315,000	+ 8.6%	\$305,000	\$321,114	+ 5.3%
Inventory of Homes for Sale	1,775	1,177	- 33.7%	--	--	--
Months Supply of Inventory	3.7	2.2	- 40.5%	--	--	--
Cumulative Days on Market Until Sale	129	100	- 22.5%	120	87	- 27.5%
Percent of Original List Price Received*	93.9%	96.0%	+ 2.2%	94.2%	95.5%	+ 1.4%
New Listings	530	516	- 2.6%	996	1,002	+ 0.6%

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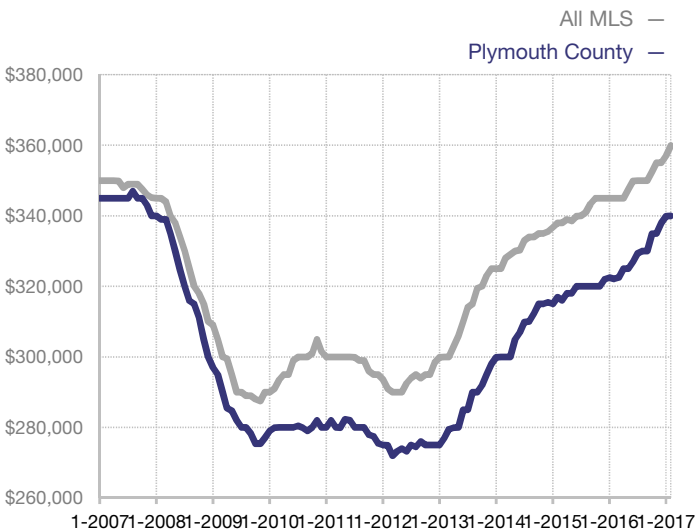
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	67	93	+ 38.8%	130	186	+ 43.1%
Closed Sales	49	43	- 12.2%	122	115	- 5.7%
Median Sales Price*	\$235,000	\$248,000	+ 5.5%	\$227,500	\$260,000	+ 14.3%
Inventory of Homes for Sale	311	260	- 16.4%	--	--	--
Months Supply of Inventory	3.7	3.0	- 18.9%	--	--	--
Cumulative Days on Market Until Sale	126	61	- 51.6%	103	82	- 20.4%
Percent of Original List Price Received*	96.0%	98.1%	+ 2.2%	96.4%	97.0%	+ 0.6%
New Listings	110	117	+ 6.4%	193	230	+ 19.2%

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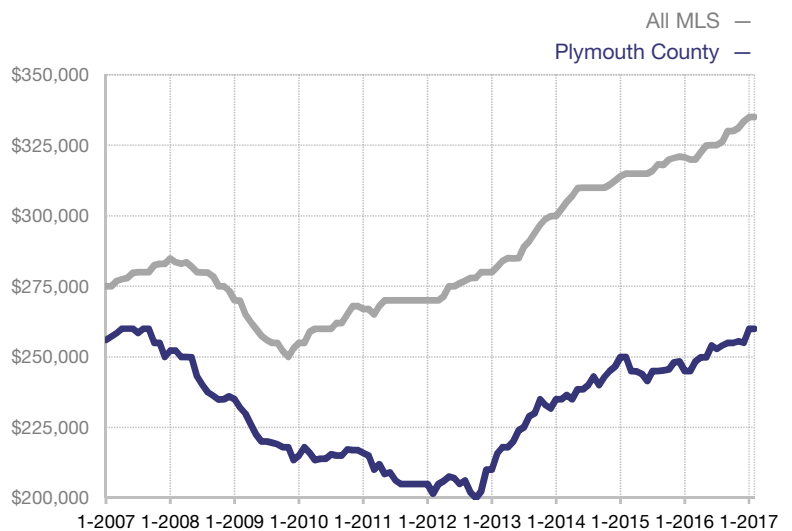
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Suffolk County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	80	<b>89</b>	+ 11.3%	152	<b>162</b>	+ 6.6%
Closed Sales	58	<b>57</b>	- 1.7%	143	<b>155</b>	+ 8.4%
Median Sales Price*	\$410,500	<b>\$476,000</b>	+ 16.0%	\$425,000	<b>\$476,000</b>	+ 12.0%
Inventory of Homes for Sale	202	<b>121</b>	- 40.1%	--	--	--
Months Supply of Inventory	1.8	<b>1.1</b>	- 38.9%	--	--	--
Cumulative Days on Market Until Sale	76	<b>58</b>	- 23.7%	73	<b>56</b>	- 23.3%
Percent of Original List Price Received*	97.6%	<b>96.1%</b>	- 1.5%	96.6%	<b>96.9%</b>	+ 0.3%
New Listings	84	<b>94</b>	+ 11.9%	169	<b>185</b>	+ 9.5%

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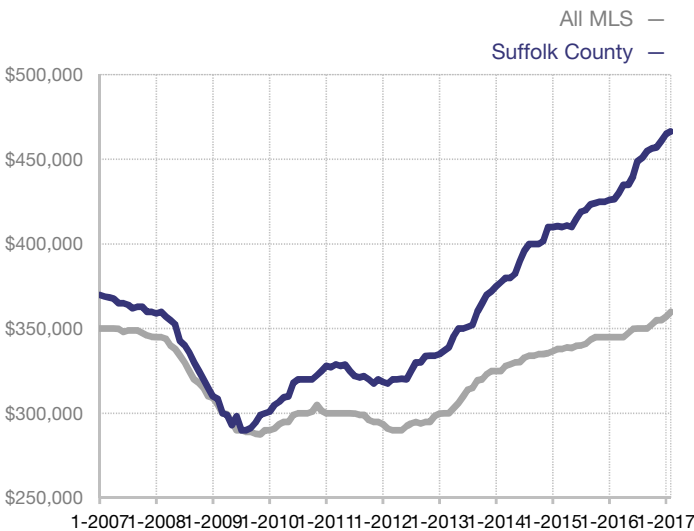
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	375	<b>357</b>	- 4.8%	650	<b>674</b>	+ 3.7%
Closed Sales	213	<b>189</b>	- 11.3%	474	<b>451</b>	- 4.9%
Median Sales Price*	\$500,000	<b>\$539,000</b>	+ 7.8%	\$492,000	<b>\$549,000</b>	+ 11.6%
Inventory of Homes for Sale	645	<b>513</b>	- 20.5%	--	--	--
Months Supply of Inventory	1.6	<b>1.3</b>	- 18.8%	--	--	--
Cumulative Days on Market Until Sale	66	<b>56</b>	- 15.2%	61	<b>56</b>	- 8.2%
Percent of Original List Price Received*	97.7%	<b>98.3%</b>	+ 0.6%	97.5%	<b>97.6%</b>	+ 0.1%
New Listings	428	<b>407</b>	- 4.9%	779	<b>787</b>	+ 1.0%

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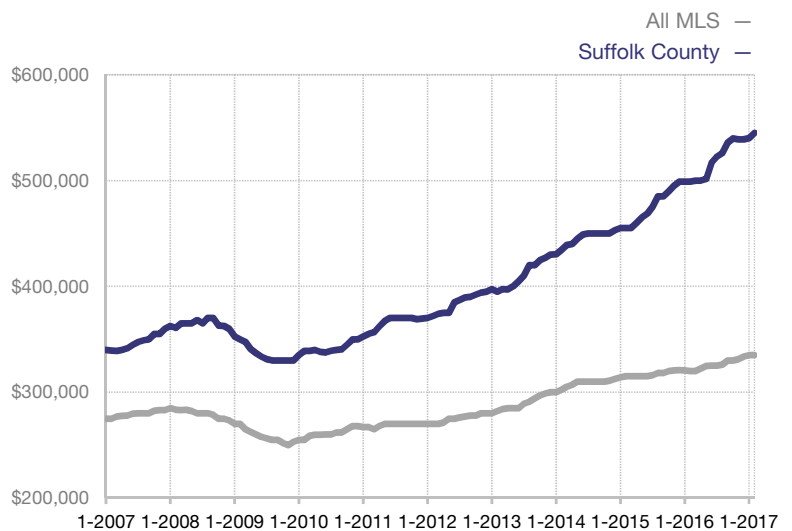
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2017

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## Worcester County

### Single-Family Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	549	<b>598</b>	+ 8.9%	1,052	<b>1,135</b>	+ 7.9%
Closed Sales	446	<b>420</b>	- 5.8%	912	<b>904</b>	- 0.9%
Median Sales Price*	\$222,000	<b>\$240,000</b>	+ 8.1%	\$228,000	<b>\$240,000</b>	+ 5.3%
Inventory of Homes for Sale	2,366	<b>1,490</b>	- 37.0%	--	--	--
Months Supply of Inventory	3.7	<b>2.1</b>	- 43.2%	--	--	--
Cumulative Days on Market Until Sale	124	<b>87</b>	- 29.8%	121	<b>84</b>	- 30.6%
Percent of Original List Price Received*	93.5%	<b>95.2%</b>	+ 1.8%	93.8%	<b>95.1%</b>	+ 1.4%
New Listings	667	<b>613</b>	- 8.1%	1,279	<b>1,215</b>	- 5.0%

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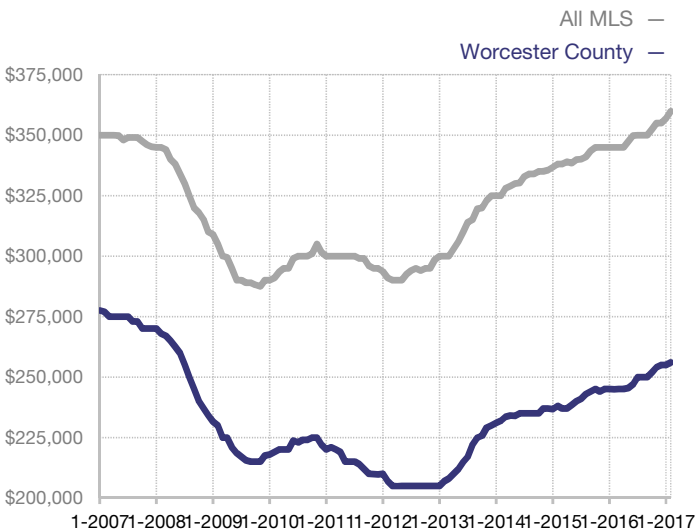
### Condominium Properties

Key Metrics	February			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	144	<b>138</b>	- 4.2%	240	<b>240</b>	0.0%
Closed Sales	87	<b>89</b>	+ 2.3%	173	<b>206</b>	+ 19.1%
Median Sales Price*	\$180,000	<b>\$173,500</b>	- 3.6%	\$190,000	<b>\$181,750</b>	- 4.3%
Inventory of Homes for Sale	444	<b>344</b>	- 22.5%	--	--	--
Months Supply of Inventory	3.4	<b>2.4</b>	- 29.4%	--	--	--
Cumulative Days on Market Until Sale	112	<b>79</b>	- 29.5%	110	<b>84</b>	- 23.6%
Percent of Original List Price Received*	95.7%	<b>95.6%</b>	- 0.1%	95.0%	<b>96.0%</b>	+ 1.1%
New Listings	165	<b>141</b>	- 14.5%	303	<b>313</b>	+ 3.3%

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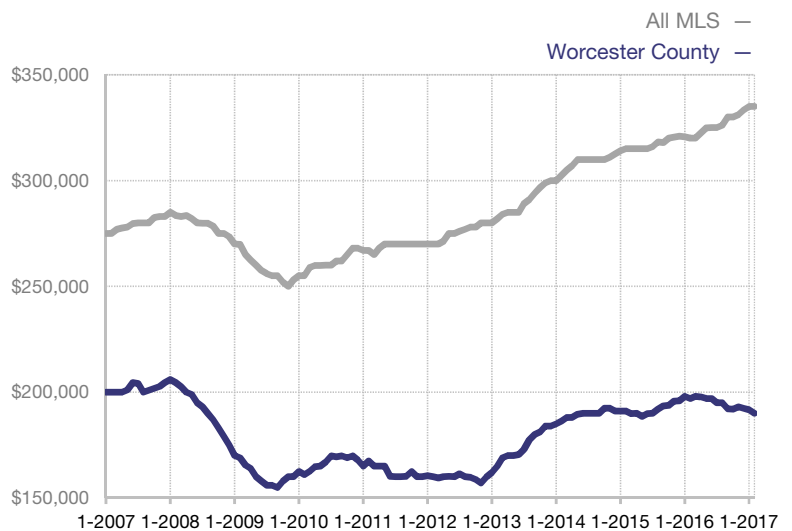
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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