

Local Market Update – February 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Barnstable County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	330	397	+ 20.3%	597	692	+ 15.9%
Closed Sales	239	245	+ 2.5%	543	517	- 4.8%
Median Sales Price*	\$381,500	\$413,500	+ 8.4%	\$397,000	\$400,000	+ 0.8%
Inventory of Homes for Sale	1,956	1,950	- 0.3%	--	--	--
Months Supply of Inventory	4.7	4.8	+ 2.1%	--	--	--
Cumulative Days on Market Until Sale	135	132	- 2.2%	121	119	- 1.7%
Percent of Original List Price Received*	92.3%	90.8%	- 1.6%	93.0%	91.9%	- 1.2%
New Listings	491	474	- 3.5%	832	913	+ 9.7%

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

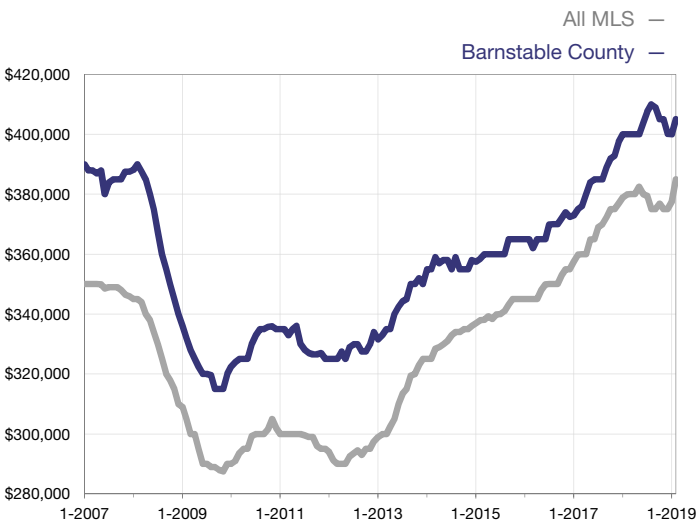
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	86	81	- 5.8%	158	139	- 12.0%
Closed Sales	59	42	- 28.8%	135	90	- 33.3%
Median Sales Price*	\$362,000	\$265,000	- 26.8%	\$279,000	\$260,000	- 6.8%
Inventory of Homes for Sale	458	488	+ 6.6%	--	--	--
Months Supply of Inventory	4.5	4.9	+ 8.9%	--	--	--
Cumulative Days on Market Until Sale	124	111	- 10.5%	132	115	- 12.9%
Percent of Original List Price Received*	94.4%	93.5%	- 1.0%	94.4%	93.3%	- 1.2%
New Listings	129	131	+ 1.6%	225	249	+ 10.7%

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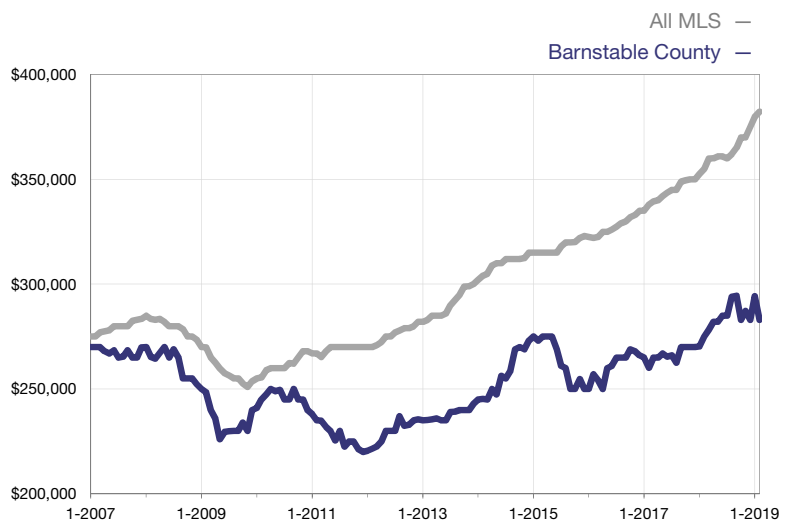
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – February 2019

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Berkshire County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	100	78	- 22.0%	160	148	- 7.5%
Closed Sales	50	60	+ 20.0%	124	138	+ 11.3%
Median Sales Price*	\$219,600	\$199,000	- 9.4%	\$207,100	\$188,250	- 9.1%
Inventory of Homes for Sale	818	714	- 12.7%	--	--	--
Months Supply of Inventory	7.1	5.9	- 16.9%	--	--	--
Cumulative Days on Market Until Sale	152	109	- 28.3%	150	96	- 36.0%
Percent of Original List Price Received*	89.4%	90.9%	+ 1.7%	88.4%	90.7%	+ 2.6%
New Listings	134	131	- 2.2%	225	260	+ 15.6%

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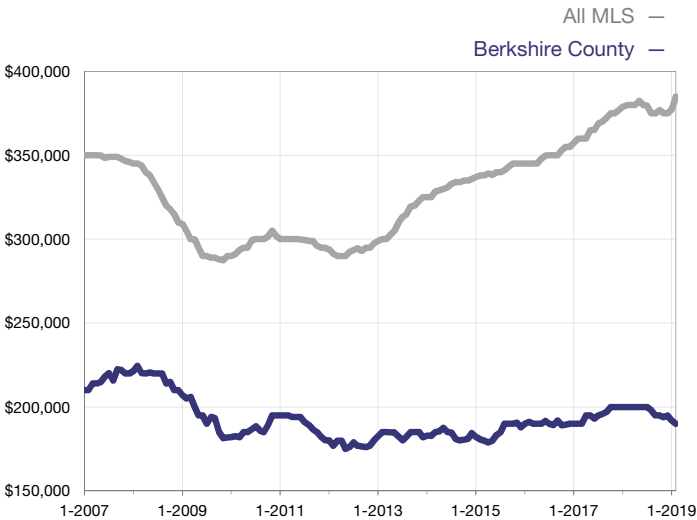
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	14	+ 1,300.0%	10	20	+ 100.0%
Closed Sales	5	3	- 40.0%	15	9	- 40.0%
Median Sales Price*	\$1,595,000	\$160,000	- 90.0%	\$200,000	\$160,000	- 20.0%
Inventory of Homes for Sale	164	148	- 9.8%	--	--	--
Months Supply of Inventory	14.2	12.2	- 14.1%	--	--	--
Cumulative Days on Market Until Sale	256	262	+ 2.3%	220	175	- 20.5%
Percent of Original List Price Received*	98.0%	95.6%	- 2.4%	90.1%	90.1%	0.0%
New Listings	9	32	+ 255.6%	17	50	+ 194.1%

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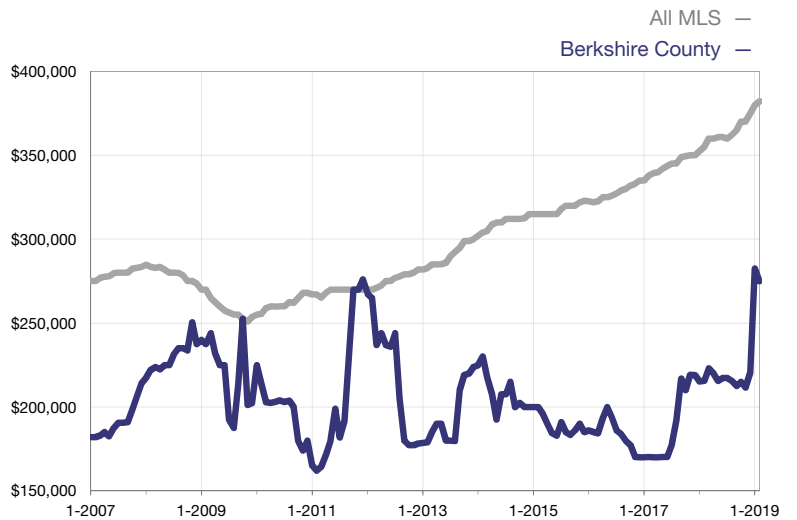
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Bristol County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	323	374	+ 15.8%	589	701	+ 19.0%
Closed Sales	230	243	+ 5.7%	507	511	+ 0.8%
Median Sales Price*	\$295,000	\$300,000	+ 1.7%	\$286,000	\$300,000	+ 4.9%
Inventory of Homes for Sale	1,113	905	- 18.7%	--	--	--
Months Supply of Inventory	2.7	2.3	- 14.8%	--	--	--
Cumulative Days on Market Until Sale	86	78	- 9.3%	77	71	- 7.8%
Percent of Original List Price Received*	95.1%	95.3%	+ 0.2%	95.8%	95.3%	- 0.5%
New Listings	428	386	- 9.8%	748	759	+ 1.5%

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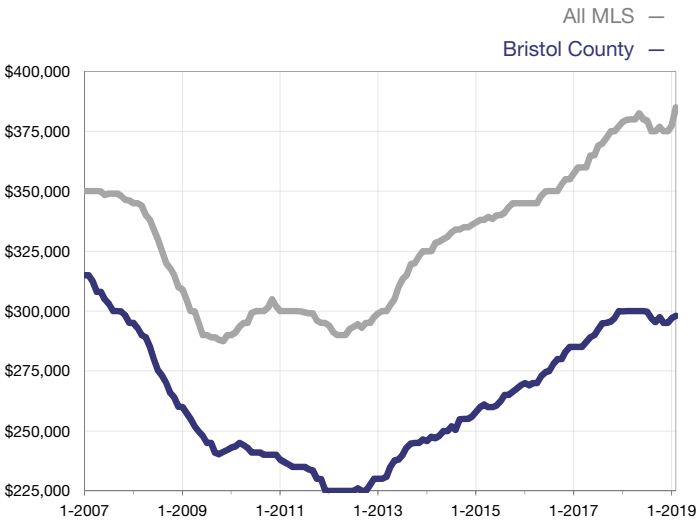
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	55	64	+ 16.4%	86	122	+ 41.9%
Closed Sales	27	58	+ 114.8%	73	91	+ 24.7%
Median Sales Price*	\$215,000	\$199,000	- 7.4%	\$217,000	\$199,900	- 7.9%
Inventory of Homes for Sale	150	147	- 2.0%	--	--	--
Months Supply of Inventory	2.1	2.0	- 4.8%	--	--	--
Cumulative Days on Market Until Sale	83	76	- 8.4%	79	77	- 2.5%
Percent of Original List Price Received*	96.9%	96.3%	- 0.6%	96.3%	95.7%	- 0.6%
New Listings	88	74	- 15.9%	131	148	+ 13.0%

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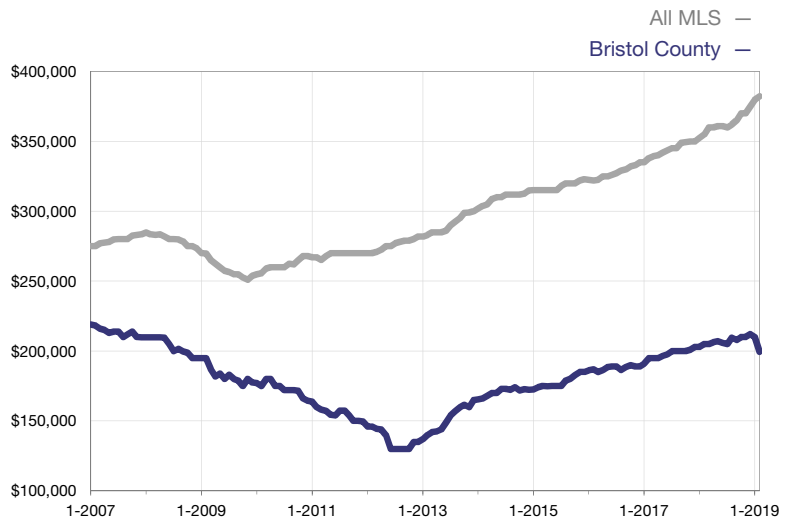
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – February 2019

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Dukes County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	14	2	- 85.7%	24	10	- 58.3%
Closed Sales	7	2	- 71.4%	26	11	- 57.7%
Median Sales Price*	\$775,000	\$4,426,250	+ 471.1%	\$941,125	\$845,000	- 10.2%
Inventory of Homes for Sale	151	71	- 53.0%	--	--	--
Months Supply of Inventory	9.3	5.5	- 40.9%	--	--	--
Cumulative Days on Market Until Sale	121	316	+ 161.2%	161	210	+ 30.4%
Percent of Original List Price Received*	96.5%	83.7%	- 13.3%	93.2%	88.7%	- 4.8%
New Listings	27	12	- 55.6%	52	26	- 50.0%

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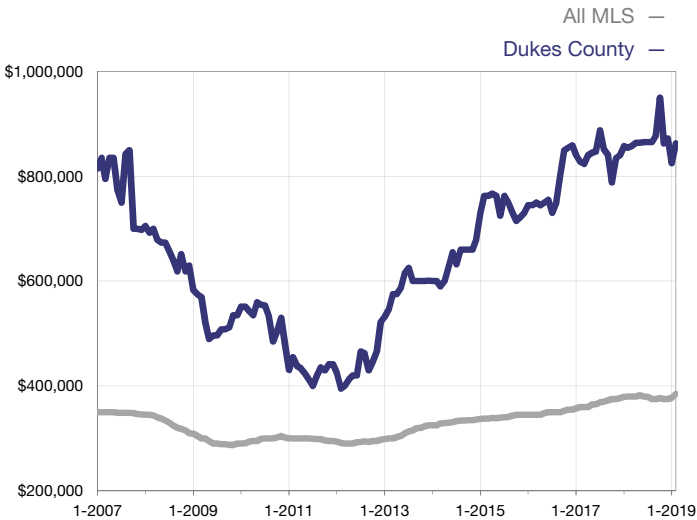
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	0	- 100.0%	1	2	+ 100.0%
Closed Sales	1	0	- 100.0%	2	0	- 100.0%
Median Sales Price*	\$910,000	\$0	- 100.0%	\$670,000	\$0	- 100.0%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	6.5	4.5	- 30.8%	--	--	--
Cumulative Days on Market Until Sale	15	0	- 100.0%	31	0	- 100.0%
Percent of Original List Price Received*	98.4%	0.0%	- 100.0%	96.0%	0.0%	- 100.0%
New Listings	1	2	+ 100.0%	3	4	+ 33.3%

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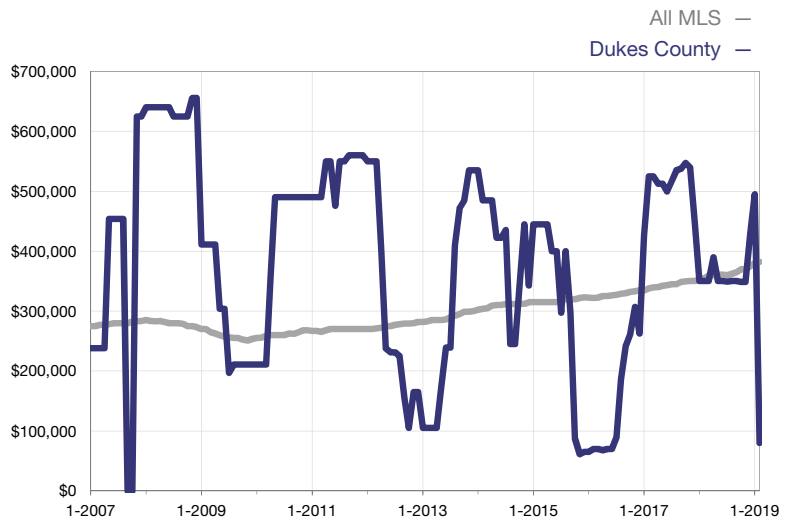
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Essex County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	356	373	+ 4.8%	665	762	+ 14.6%
Closed Sales	280	291	+ 3.9%	683	650	- 4.8%
Median Sales Price*	\$400,000	\$445,000	+ 11.3%	\$419,000	\$444,000	+ 6.0%
Inventory of Homes for Sale	859	783	- 8.8%	--	--	--
Months Supply of Inventory	1.6	1.5	- 6.3%	--	--	--
Cumulative Days on Market Until Sale	72	70	- 2.8%	66	68	+ 3.0%
Percent of Original List Price Received*	96.4%	96.4%	0.0%	96.8%	95.7%	- 1.1%
New Listings	474	455	- 4.0%	787	851	+ 8.1%

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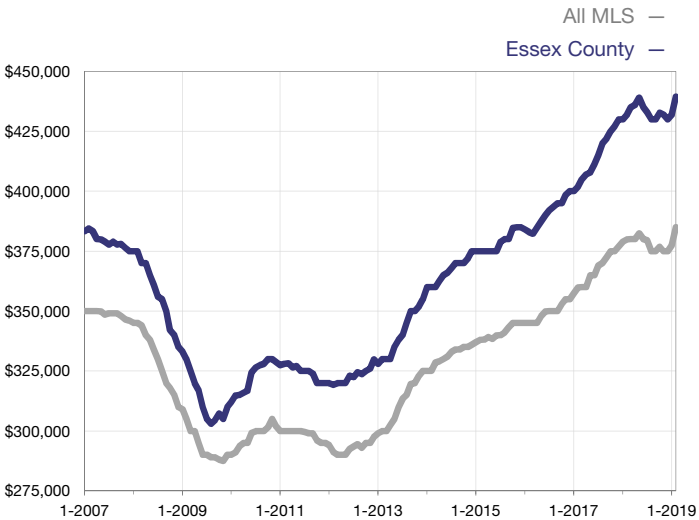
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	183	211	+ 15.3%	379	407	+ 7.4%
Closed Sales	150	144	- 4.0%	317	290	- 8.5%
Median Sales Price*	\$261,250	\$272,500	+ 4.3%	\$286,000	\$289,950	+ 1.4%
Inventory of Homes for Sale	341	368	+ 7.9%	--	--	--
Months Supply of Inventory	1.4	1.6	+ 14.3%	--	--	--
Cumulative Days on Market Until Sale	63	63	0.0%	57	60	+ 5.3%
Percent of Original List Price Received*	98.8%	96.6%	- 2.2%	98.4%	97.3%	- 1.1%
New Listings	210	237	+ 12.9%	427	465	+ 8.9%

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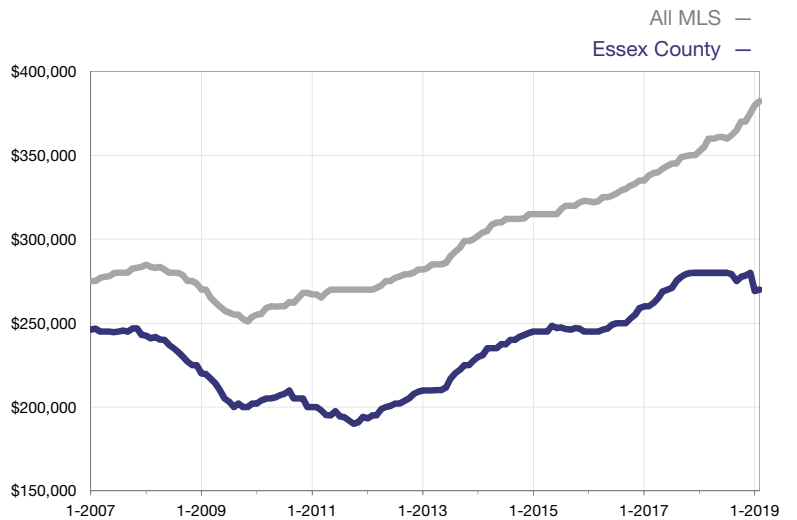
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Franklin County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	29	39	+ 34.5%	55	72	+ 30.9%
Closed Sales	29	34	+ 17.2%	76	72	- 5.3%
Median Sales Price*	\$214,950	\$210,000	- 2.3%	\$185,000	\$212,500	+ 14.9%
Inventory of Homes for Sale	164	162	- 1.2%	--	--	--
Months Supply of Inventory	3.0	3.3	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	153	117	- 23.5%	123	125	+ 1.6%
Percent of Original List Price Received*	94.4%	91.1%	- 3.5%	94.6%	91.9%	- 2.9%
New Listings	27	42	+ 55.6%	58	78	+ 34.5%

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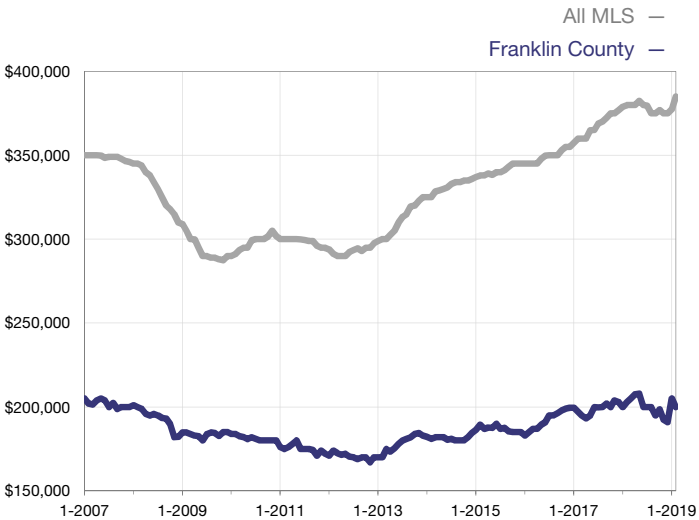
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	2	+ 100.0%	3	6	+ 100.0%
Closed Sales	1	1	0.0%	1	3	+ 200.0%
Median Sales Price*	\$163,000	\$222,500	+ 36.5%	\$163,000	\$126,000	- 22.7%
Inventory of Homes for Sale	13	12	- 7.7%	--	--	--
Months Supply of Inventory	3.1	3.2	+ 3.2%	--	--	--
Cumulative Days on Market Until Sale	73	156	+ 113.7%	73	70	- 4.1%
Percent of Original List Price Received*	95.9%	92.7%	- 3.3%	95.9%	95.1%	- 0.8%
New Listings	2	6	+ 200.0%	3	7	+ 133.3%

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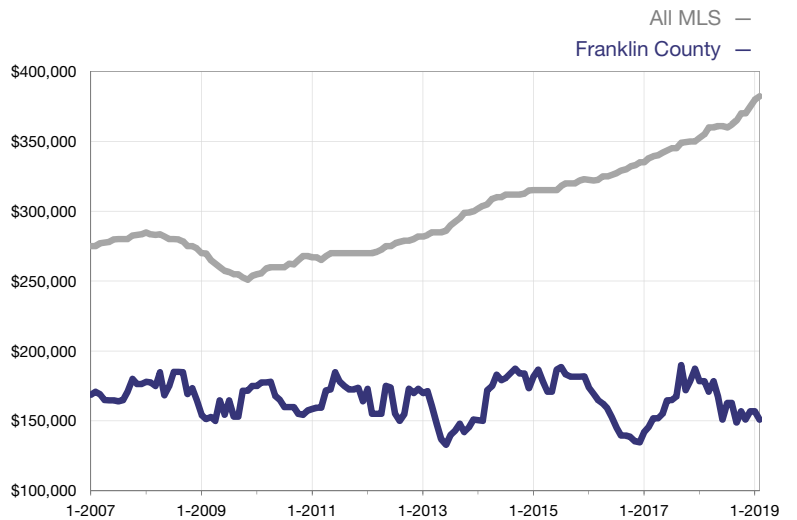
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – February 2019

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Hampden County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	266	348	+ 30.8%	514	624	+ 21.4%
Closed Sales	219	216	- 1.4%	501	475	- 5.2%
Median Sales Price*	\$174,000	\$189,900	+ 9.1%	\$183,900	\$189,900	+ 3.3%
Inventory of Homes for Sale	858	719	- 16.2%	--	--	--
Months Supply of Inventory	2.4	2.1	- 12.5%	--	--	--
Cumulative Days on Market Until Sale	70	80	+ 14.3%	73	81	+ 11.0%
Percent of Original List Price Received*	95.9%	94.5%	- 1.5%	95.1%	94.3%	- 0.8%
New Listings	335	350	+ 4.5%	624	683	+ 9.5%

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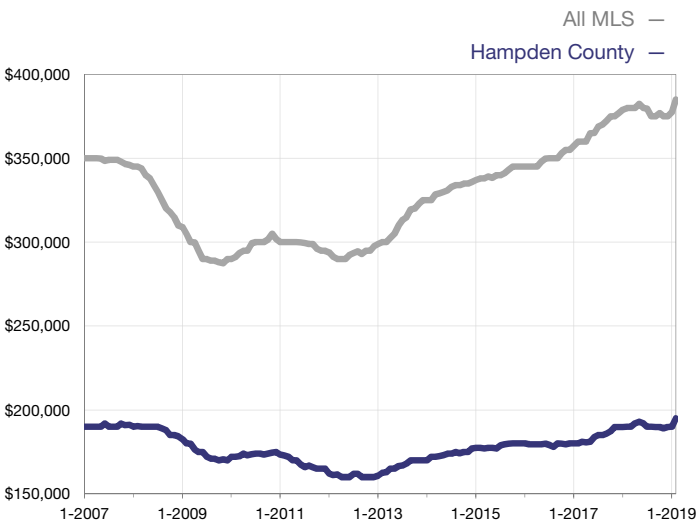
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	37	37	0.0%	75	84	+ 12.0%
Closed Sales	31	35	+ 12.9%	62	72	+ 16.1%
Median Sales Price*	\$115,000	\$129,000	+ 12.2%	\$131,950	\$143,450	+ 8.7%
Inventory of Homes for Sale	142	100	- 29.6%	--	--	--
Months Supply of Inventory	3.2	2.2	- 31.3%	--	--	--
Cumulative Days on Market Until Sale	84	82	- 2.4%	95	86	- 9.5%
Percent of Original List Price Received*	95.4%	94.7%	- 0.7%	95.9%	95.9%	0.0%
New Listings	46	41	- 10.9%	83	88	+ 6.0%

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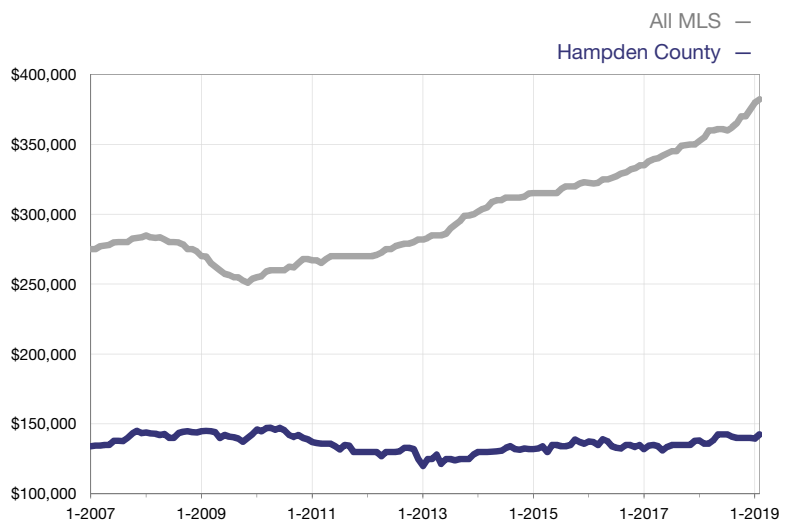
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

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Hampshire County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	65	84	+ 29.2%	133	164	+ 23.3%
Closed Sales	60	53	- 11.7%	144	112	- 22.2%
Median Sales Price*	\$285,000	\$285,900	+ 0.3%	\$256,324	\$267,500	+ 4.4%
Inventory of Homes for Sale	345	258	- 25.2%	--	--	--
Months Supply of Inventory	3.3	2.5	- 24.2%	--	--	--
Cumulative Days on Market Until Sale	106	134	+ 26.4%	104	118	+ 13.5%
Percent of Original List Price Received*	94.1%	92.4%	- 1.8%	93.6%	92.4%	- 1.3%
New Listings	95	90	- 5.3%	185	167	- 9.7%

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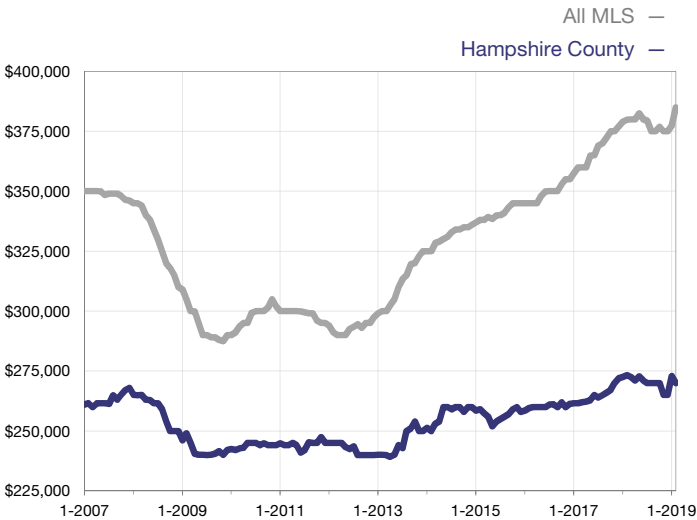
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	19	21	+ 10.5%	38	47	+ 23.7%
Closed Sales	18	17	- 5.6%	31	25	- 19.4%
Median Sales Price*	\$213,000	\$222,000	+ 4.2%	\$205,000	\$222,000	+ 8.3%
Inventory of Homes for Sale	82	41	- 50.0%	--	--	--
Months Supply of Inventory	3.0	1.7	- 43.3%	--	--	--
Cumulative Days on Market Until Sale	132	72	- 45.5%	130	70	- 46.2%
Percent of Original List Price Received*	96.7%	96.0%	- 0.7%	97.3%	96.3%	- 1.0%
New Listings	16	20	+ 25.0%	46	43	- 6.5%

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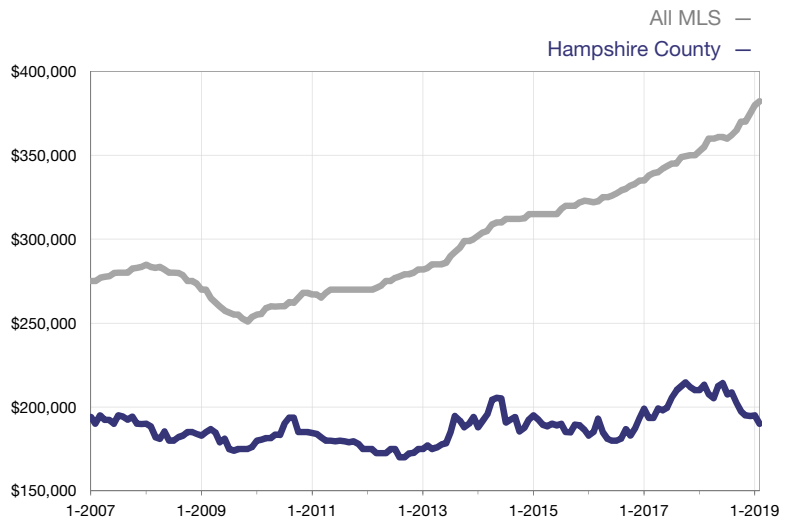
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – February 2019

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Middlesex County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	635	739	+ 16.4%	1,171	1,404	+ 19.9%
Closed Sales	403	497	+ 23.3%	1,024	1,063	+ 3.8%
Median Sales Price*	\$520,000	\$505,000	- 2.9%	\$525,000	\$525,000	0.0%
Inventory of Homes for Sale	1,227	1,266	+ 3.2%	--	--	--
Months Supply of Inventory	1.3	1.4	+ 7.7%	--	--	--
Cumulative Days on Market Until Sale	61	66	+ 8.2%	57	65	+ 14.0%
Percent of Original List Price Received*	98.4%	96.2%	- 2.2%	98.1%	96.0%	- 2.1%
New Listings	845	873	+ 3.3%	1,446	1,697	+ 17.4%

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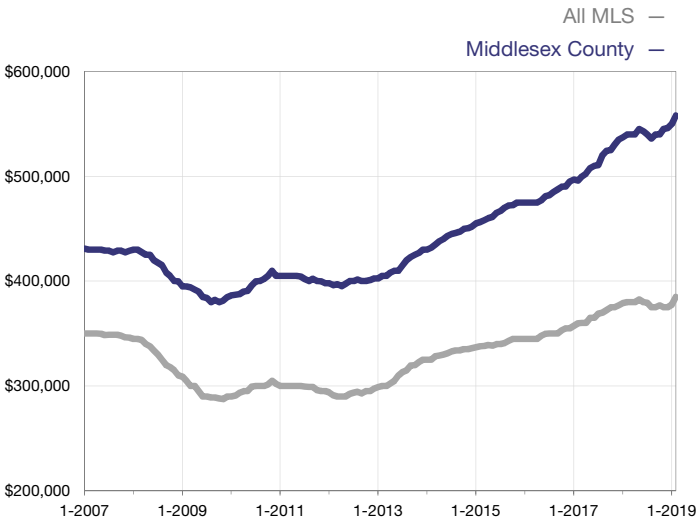
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	397	432	+ 8.8%	692	821	+ 18.6%
Closed Sales	244	259	+ 6.1%	562	568	+ 1.1%
Median Sales Price*	\$419,970	\$466,000	+ 11.0%	\$425,000	\$449,500	+ 5.8%
Inventory of Homes for Sale	496	618	+ 24.6%	--	--	--
Months Supply of Inventory	1.0	1.3	+ 30.0%	--	--	--
Cumulative Days on Market Until Sale	51	58	+ 13.7%	50	58	+ 16.0%
Percent of Original List Price Received*	100.1%	98.0%	- 2.1%	99.6%	97.8%	- 1.8%
New Listings	463	472	+ 1.9%	825	961	+ 16.5%

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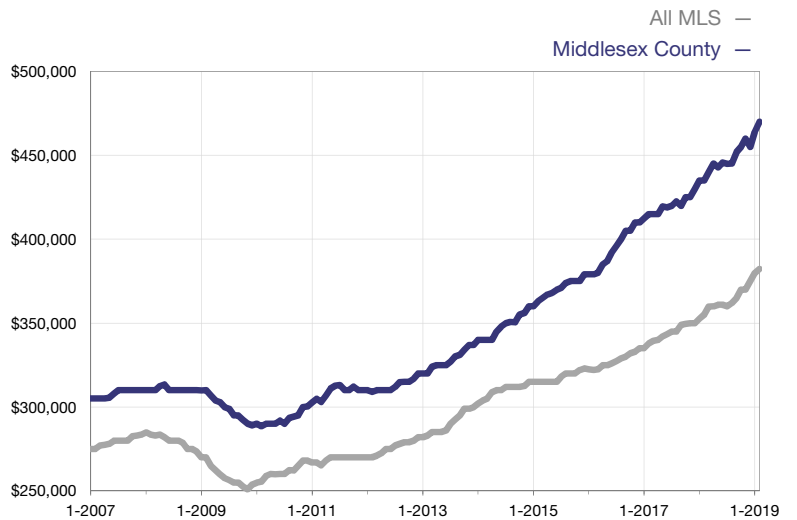
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Nantucket County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	2	0.0%	3	3	0.0%
Closed Sales	2	5	+ 150.0%	6	7	+ 16.7%
Median Sales Price*	\$4,100,000	\$1,850,000	- 54.9%	\$2,775,000	\$1,700,000	- 38.7%
Inventory of Homes for Sale	41	38	- 7.3%	--	--	--
Months Supply of Inventory	9.1	8.6	- 5.5%	--	--	--
Cumulative Days on Market Until Sale	103	123	+ 19.4%	129	92	- 28.7%
Percent of Original List Price Received*	89.2%	92.7%	+ 3.9%	86.9%	93.5%	+ 7.6%
New Listings	8	3	- 62.5%	16	8	- 50.0%

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Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	0	--	1	0	- 100.0%
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.6	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%	2	0	- 100.0%

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

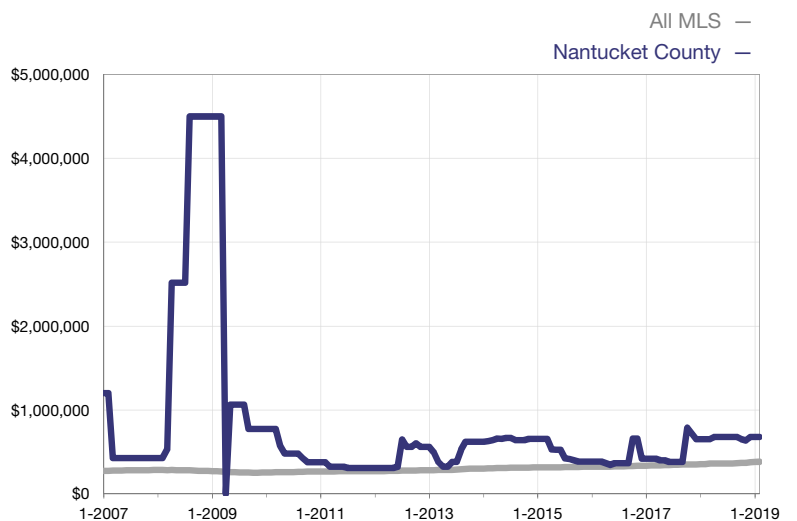
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – February 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norfolk County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	388	391	+ 0.8%	714	719	+ 0.7%
Closed Sales	239	264	+ 10.5%	597	587	- 1.7%
Median Sales Price*	\$452,500	\$505,000	+ 11.6%	\$460,000	\$500,000	+ 8.7%
Inventory of Homes for Sale	905	820	- 9.4%	--	--	--
Months Supply of Inventory	1.7	1.6	- 5.9%	--	--	--
Cumulative Days on Market Until Sale	74	78	+ 5.4%	67	73	+ 9.0%
Percent of Original List Price Received*	97.7%	94.6%	- 3.2%	97.0%	95.4%	- 1.6%
New Listings	564	472	- 16.3%	949	924	- 2.6%

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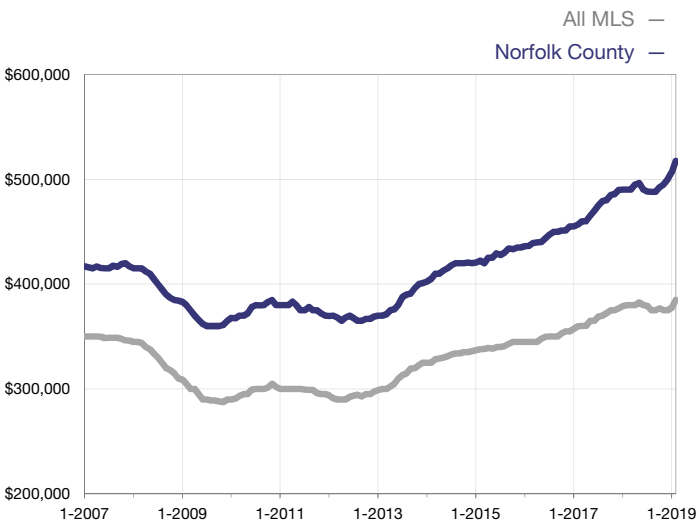
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	156	194	+ 24.4%	304	351	+ 15.5%
Closed Sales	121	121	0.0%	246	248	+ 0.8%
Median Sales Price*	\$356,000	\$400,000	+ 12.4%	\$347,500	\$410,000	+ 18.0%
Inventory of Homes for Sale	286	358	+ 25.2%	--	--	--
Months Supply of Inventory	1.4	1.8	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	47	76	+ 61.7%	53	68	+ 28.3%
Percent of Original List Price Received*	98.7%	97.1%	- 1.6%	97.9%	97.5%	- 0.4%
New Listings	200	203	+ 1.5%	378	477	+ 26.2%

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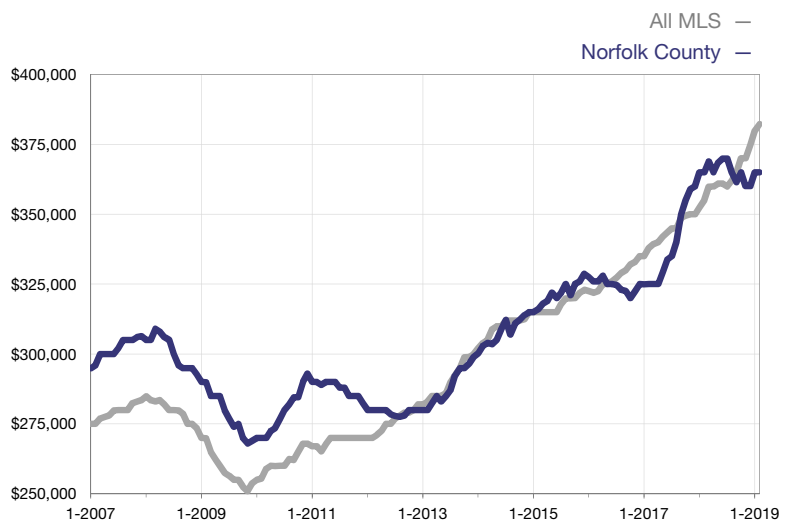
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – February 2019

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Plymouth County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	432	447	+ 3.5%	782	824	+ 5.4%
Closed Sales	262	281	+ 7.3%	621	603	- 2.9%
Median Sales Price*	\$348,700	\$375,000	+ 7.5%	\$350,000	\$370,000	+ 5.7%
Inventory of Homes for Sale	1,184	1,103	- 6.8%	--	--	--
Months Supply of Inventory	2.3	2.2	- 4.3%	--	--	--
Cumulative Days on Market Until Sale	90	89	- 1.1%	78	85	+ 9.0%
Percent of Original List Price Received*	95.3%	94.8%	- 0.5%	95.7%	95.4%	- 0.3%
New Listings	508	513	+ 1.0%	932	1,026	+ 10.1%

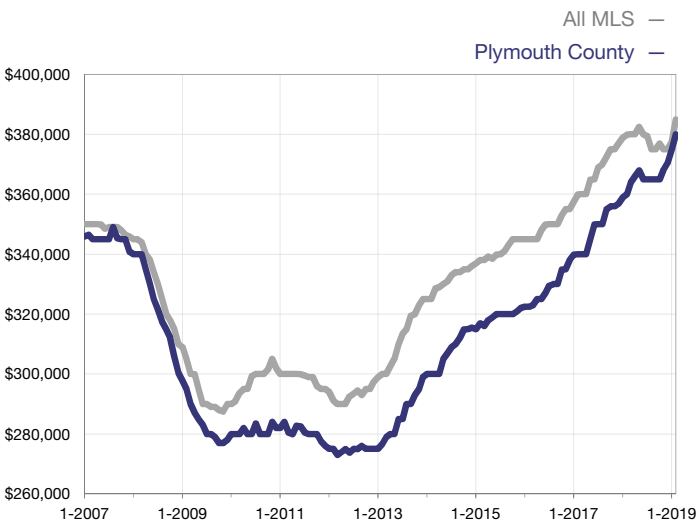
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Condominium Properties

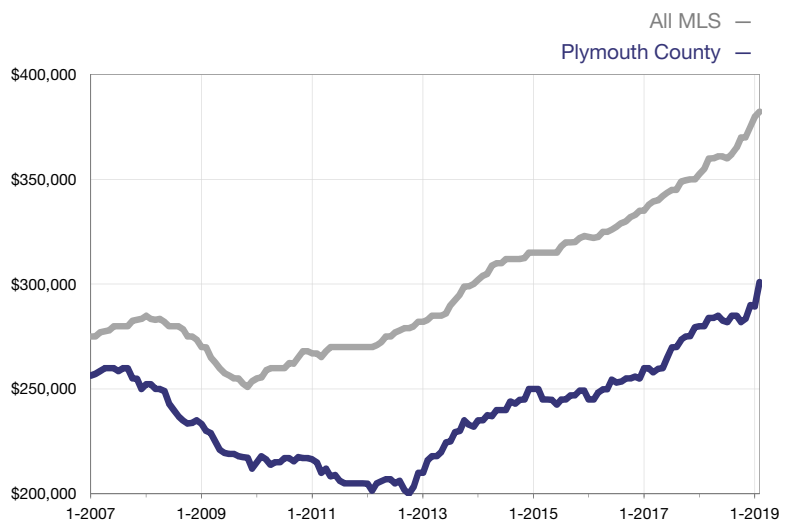
Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	104	91	- 12.5%	180	181	+ 0.6%
Closed Sales	57	67	+ 17.5%	125	135	+ 8.0%
Median Sales Price*	\$265,000	\$249,950	- 5.7%	\$284,900	\$255,750	- 10.2%
Inventory of Homes for Sale	267	260	- 2.6%	--	--	--
Months Supply of Inventory	2.6	2.6	0.0%	--	--	--
Cumulative Days on Market Until Sale	63	71	+ 12.7%	68	69	+ 1.5%
Percent of Original List Price Received*	100.8%	96.2%	- 4.6%	99.0%	96.7%	- 2.3%
New Listings	137	119	- 13.1%	230	229	- 0.4%

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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 2019

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Suffolk County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	63	67	+ 6.3%	126	158	+ 25.4%
Closed Sales	44	66	+ 50.0%	146	131	- 10.3%
Median Sales Price*	\$507,500	\$505,000	- 0.5%	\$519,000	\$525,000	+ 1.2%
Inventory of Homes for Sale	151	158	+ 4.6%	--	--	--
Months Supply of Inventory	1.3	1.4	+ 7.7%	--	--	--
Cumulative Days on Market Until Sale	44	52	+ 18.2%	49	54	+ 10.2%
Percent of Original List Price Received*	96.3%	97.8%	+ 1.6%	96.4%	97.6%	+ 1.2%
New Listings	94	102	+ 8.5%	171	207	+ 21.1%

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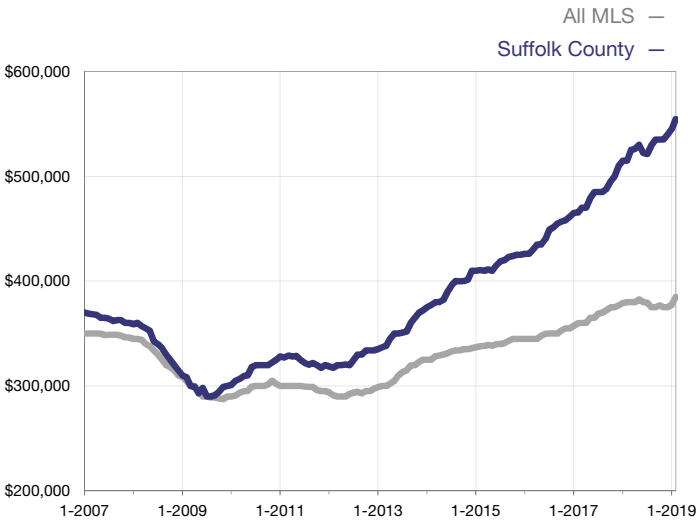
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	392	342	- 12.8%	658	654	- 0.6%
Closed Sales	218	238	+ 9.2%	522	467	- 10.5%
Median Sales Price*	\$617,000	\$550,000	- 10.9%	\$590,000	\$587,450	- 0.4%
Inventory of Homes for Sale	629	778	+ 23.7%	--	--	--
Months Supply of Inventory	1.5	1.9	+ 26.7%	--	--	--
Cumulative Days on Market Until Sale	57	59	+ 3.5%	53	60	+ 13.2%
Percent of Original List Price Received*	98.4%	97.0%	- 1.4%	97.9%	96.8%	- 1.1%
New Listings	467	459	- 1.7%	818	959	+ 17.2%

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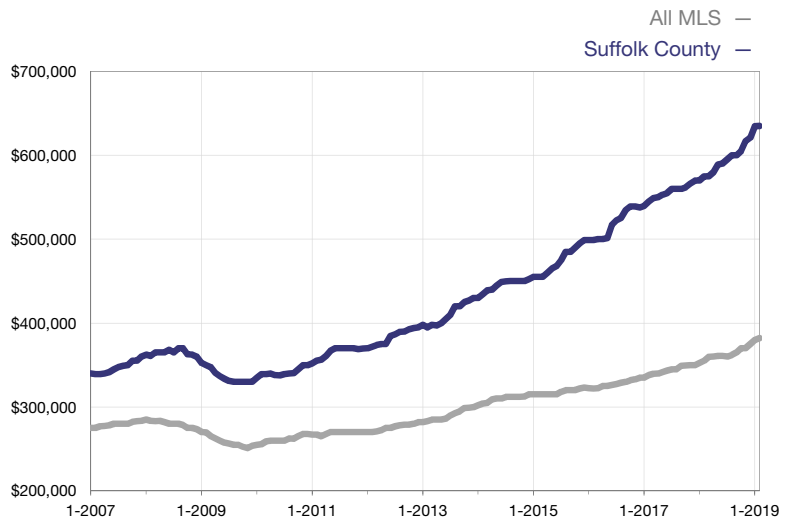
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Local Market Update – February 2019

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Worcester County

Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	521	562	+ 7.9%	1,012	1,086	+ 7.3%
Closed Sales	380	410	+ 7.9%	909	878	- 3.4%
Median Sales Price*	\$257,000	\$276,750	+ 7.7%	\$260,000	\$271,000	+ 4.2%
Inventory of Homes for Sale	1,537	1,294	- 15.8%	--	--	--
Months Supply of Inventory	2.2	1.9	- 13.6%	--	--	--
Cumulative Days on Market Until Sale	76	81	+ 6.6%	72	77	+ 6.9%
Percent of Original List Price Received*	96.5%	95.2%	- 1.3%	96.6%	94.8%	- 1.9%
New Listings	640	573	- 10.5%	1,173	1,192	+ 1.6%

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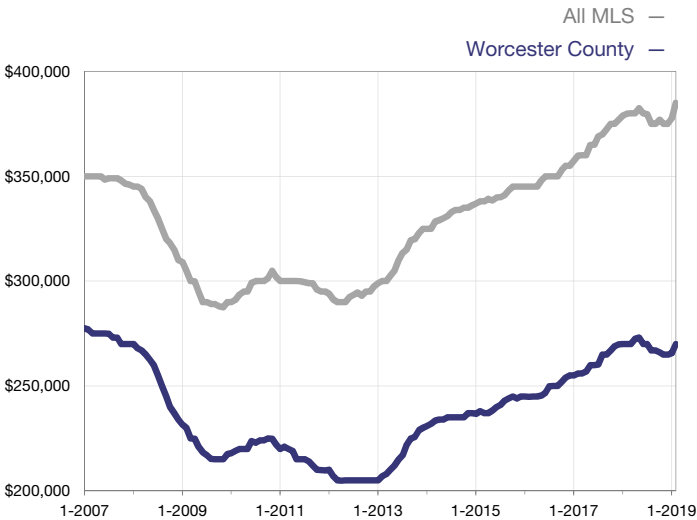
Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	112	117	+ 4.5%	217	242	+ 11.5%
Closed Sales	80	100	+ 25.0%	191	196	+ 2.6%
Median Sales Price*	\$183,694	\$203,500	+ 10.8%	\$180,000	\$205,000	+ 13.9%
Inventory of Homes for Sale	323	232	- 28.2%	--	--	--
Months Supply of Inventory	2.1	1.6	- 23.8%	--	--	--
Cumulative Days on Market Until Sale	57	76	+ 33.3%	54	65	+ 20.4%
Percent of Original List Price Received*	97.6%	97.6%	0.0%	97.3%	97.9%	+ 0.6%
New Listings	145	132	- 9.0%	272	261	- 4.0%

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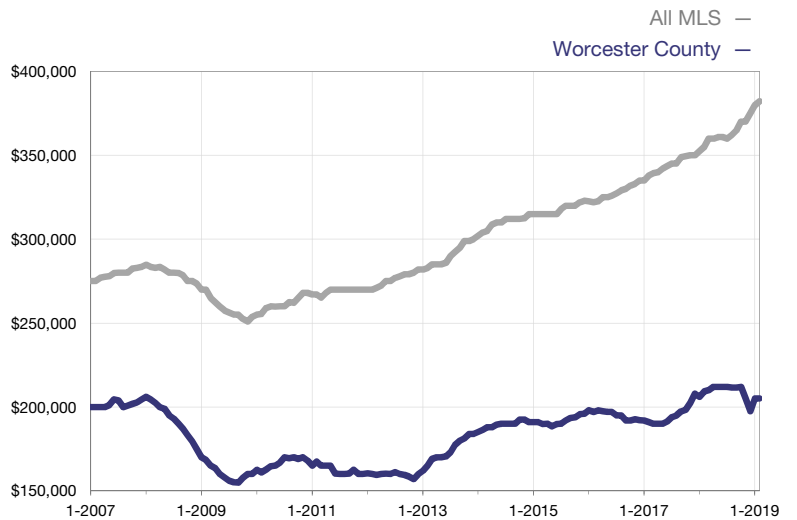
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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