



# Local Market Update – February 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Braintree

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	17	<b>24</b>	+ 41.2%	26	<b>37</b>	+ 42.3%
Closed Sales	8	<b>13</b>	+ 62.5%	27	<b>35</b>	+ 29.6%
Median Sales Price*	\$557,500	<b>\$505,000</b>	- 9.4%	\$475,000	<b>\$470,000</b>	- 1.1%
Inventory of Homes for Sale	21	<b>20</b>	- 4.8%	--	--	--
Months Supply of Inventory	0.8	<b>0.8</b>	0.0%	--	--	--
Cumulative Days on Market Until Sale	55	<b>31</b>	- 43.6%	53	<b>45</b>	- 15.1%
Percent of Original List Price Received*	96.2%	<b>99.3%</b>	+ 3.2%	95.6%	<b>96.5%</b>	+ 0.9%
New Listings	20	<b>14</b>	- 30.0%	34	<b>35</b>	+ 2.9%

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

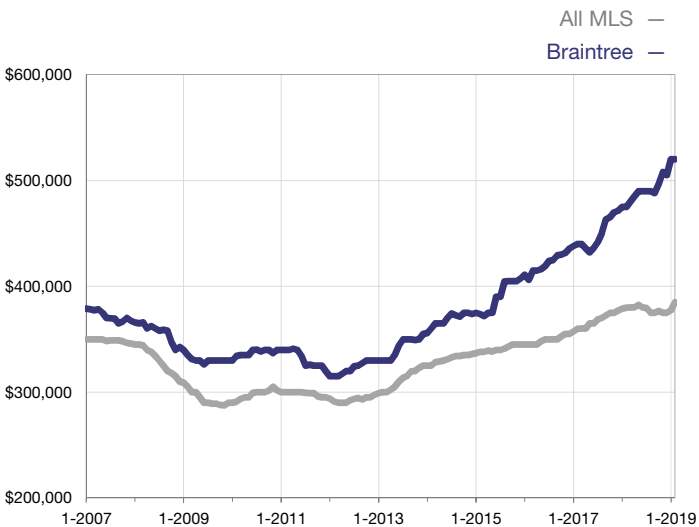
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	10	<b>8</b>	- 20.0%	17	<b>18</b>	+ 5.9%
Closed Sales	3	<b>4</b>	+ 33.3%	10	<b>13</b>	+ 30.0%
Median Sales Price*	\$414,000	<b>\$301,250</b>	- 27.2%	\$387,000	<b>\$419,000</b>	+ 8.3%
Inventory of Homes for Sale	13	<b>13</b>	0.0%	--	--	--
Months Supply of Inventory	1.3	<b>1.2</b>	- 7.7%	--	--	--
Cumulative Days on Market Until Sale	56	<b>32</b>	- 42.9%	34	<b>44</b>	+ 29.4%
Percent of Original List Price Received*	95.7%	<b>100.3%</b>	+ 4.8%	99.4%	<b>97.3%</b>	- 2.1%
New Listings	13	<b>9</b>	- 30.8%	22	<b>23</b>	+ 4.5%

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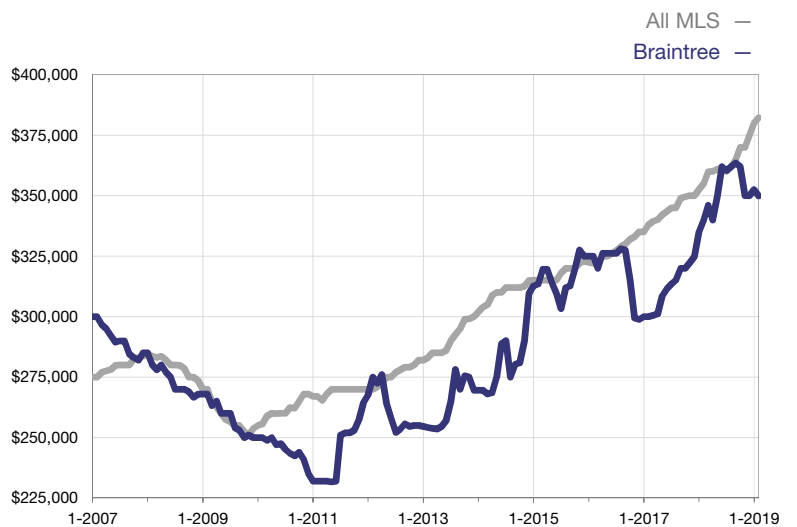
### Median Sales Price – Single-Family Properties

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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## Bridgewater

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	15	14	- 6.7%	27	28	+ 3.7%
Closed Sales	11	14	+ 27.3%	31	25	- 19.4%
Median Sales Price*	\$420,000	<b>\$398,500</b>	- 5.1%	\$420,000	<b>\$395,000</b>	- 6.0%
Inventory of Homes for Sale	34	43	+ 26.5%	--	--	--
Months Supply of Inventory	1.6	2.3	+ 43.8%	--	--	--
Cumulative Days on Market Until Sale	41	101	+ 146.3%	63	87	+ 38.1%
Percent of Original List Price Received*	97.4%	96.5%	- 0.9%	96.9%	97.1%	+ 0.2%
New Listings	15	20	+ 33.3%	22	37	+ 68.2%

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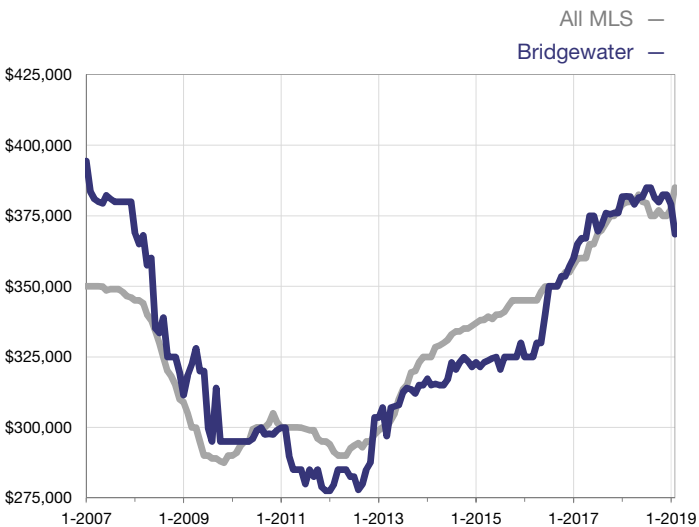
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	5	+ 66.7%	6	12	+ 100.0%
Closed Sales	4	1	- 75.0%	8	5	- 37.5%
Median Sales Price*	\$185,450	<b>\$163,000</b>	- 12.1%	\$178,000	<b>\$210,000</b>	+ 18.0%
Inventory of Homes for Sale	3	4	+ 33.3%	--	--	--
Months Supply of Inventory	0.5	0.8	+ 60.0%	--	--	--
Cumulative Days on Market Until Sale	33	20	- 39.4%	42	44	+ 4.8%
Percent of Original List Price Received*	99.0%	91.1%	- 8.0%	98.4%	95.3%	- 3.2%
New Listings	2	5	+ 150.0%	6	10	+ 66.7%

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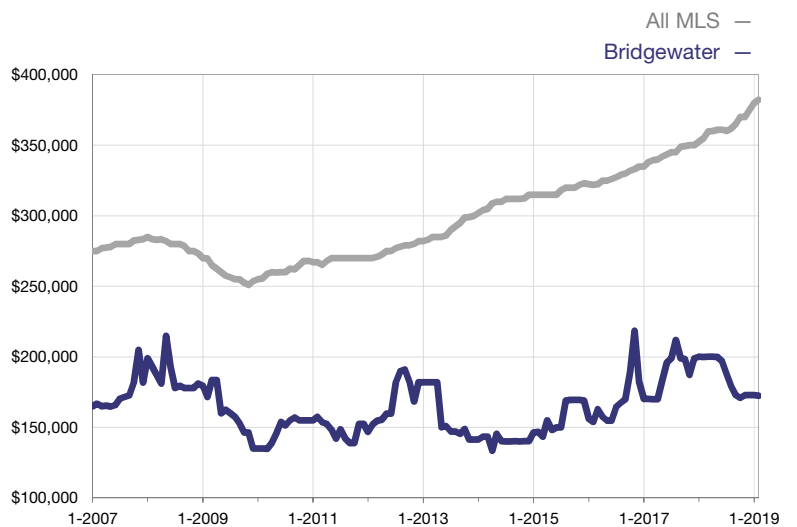
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Carver

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	6	12	+ 100.0%	13	19	+ 46.2%
Closed Sales	8	1	- 87.5%	15	10	- 33.3%
Median Sales Price*	\$302,450	\$400,000	+ 32.3%	\$330,000	\$272,450	- 17.4%
Inventory of Homes for Sale	18	18	0.0%	--	--	--
Months Supply of Inventory	1.5	1.8	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	63	19	- 69.8%	75	33	- 56.0%
Percent of Original List Price Received*	98.7%	100.0%	+ 1.3%	99.4%	96.2%	- 3.2%
New Listings	7	15	+ 114.3%	12	26	+ 116.7%

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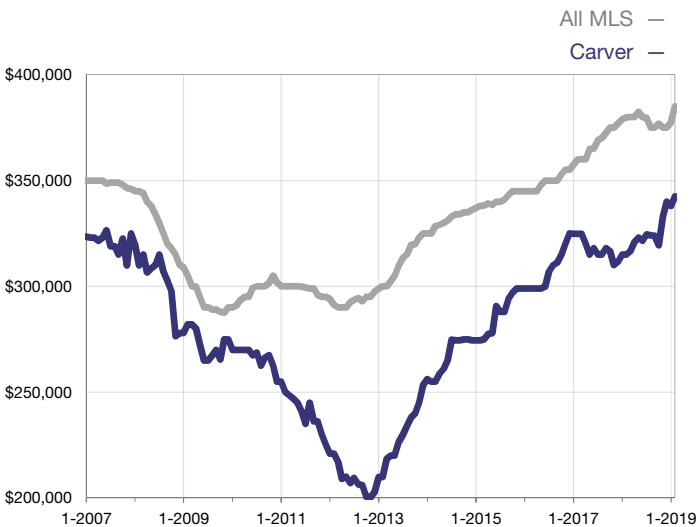
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	1	0.0%	2	1	- 50.0%
Closed Sales	1	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$400,000	\$0	- 100.0%	\$400,000	\$0	- 100.0%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.4	0.7	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	91	0	- 100.0%	53	0	- 100.0%
Percent of Original List Price Received*	102.6%	0.0%	- 100.0%	101.0%	0.0%	- 100.0%
New Listings	1	2	+ 100.0%	2	2	0.0%

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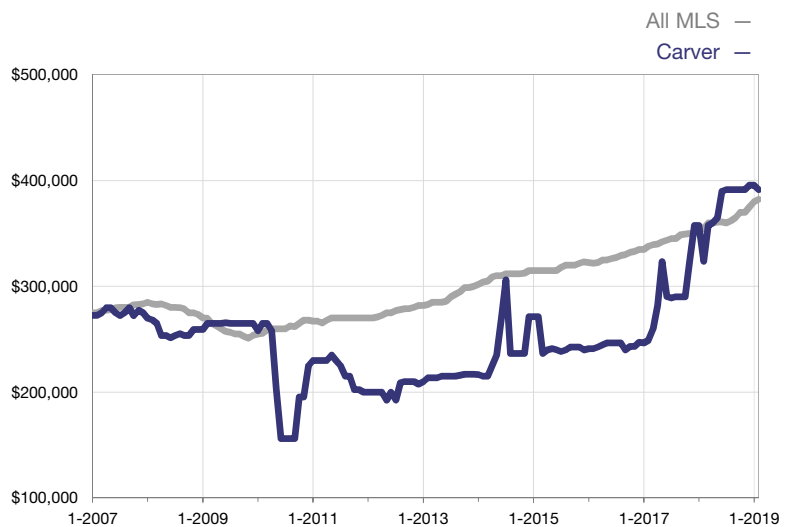
### Median Sales Price – Single-Family Properties

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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## Cohasset

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	7	12	+ 71.4%	13	17	+ 30.8%
Closed Sales	5	6	+ 20.0%	10	11	+ 10.0%
Median Sales Price*	\$700,600	<b>\$833,000</b>	+ 18.9%	\$582,500	<b>\$840,000</b>	+ 44.2%
Inventory of Homes for Sale	49	45	- 8.2%	--	--	--
Months Supply of Inventory	4.3	4.3	0.0%	--	--	--
Cumulative Days on Market Until Sale	145	262	+ 80.7%	113	179	+ 58.4%
Percent of Original List Price Received*	93.4%	85.7%	- 8.2%	88.9%	89.5%	+ 0.7%
New Listings	15	19	+ 26.7%	19	28	+ 47.4%

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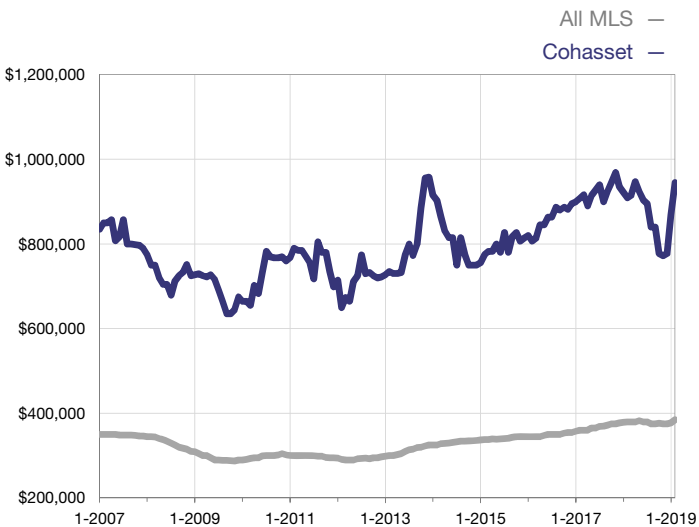
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	2	- 33.3%	5	2	- 60.0%
Closed Sales	1	0	- 100.0%	2	0	- 100.0%
Median Sales Price*	\$700,000	<b>\$0</b>	- 100.0%	\$702,500	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	8	5	- 37.5%	--	--	--
Months Supply of Inventory	3.8	2.4	- 36.8%	--	--	--
Cumulative Days on Market Until Sale	434	0	- 100.0%	242	0	- 100.0%
Percent of Original List Price Received*	96.6%	0.0%	- 100.0%	95.6%	0.0%	- 100.0%
New Listings	3	4	+ 33.3%	5	6	+ 20.0%

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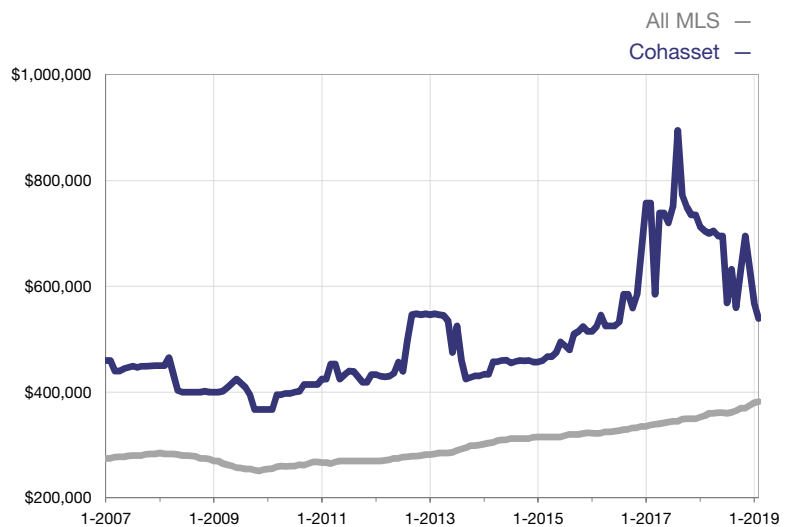
### Median Sales Price – Single-Family Properties

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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## Duxbury

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	11	15	+ 36.4%	21	23	+ 9.5%
Closed Sales	9	6	- 33.3%	17	16	- 5.9%
Median Sales Price*	\$563,000	<b>\$780,500</b>	+ 38.6%	\$585,000	<b>\$587,500</b>	+ 0.4%
Inventory of Homes for Sale	49	48	- 2.0%	--	--	--
Months Supply of Inventory	2.8	2.7	- 3.6%	--	--	--
Cumulative Days on Market Until Sale	135	111	- 17.8%	114	102	- 10.5%
Percent of Original List Price Received*	96.7%	<b>89.8%</b>	- 7.1%	97.6%	<b>91.1%</b>	- 6.7%
New Listings	26	29	+ 11.5%	34	42	+ 23.5%

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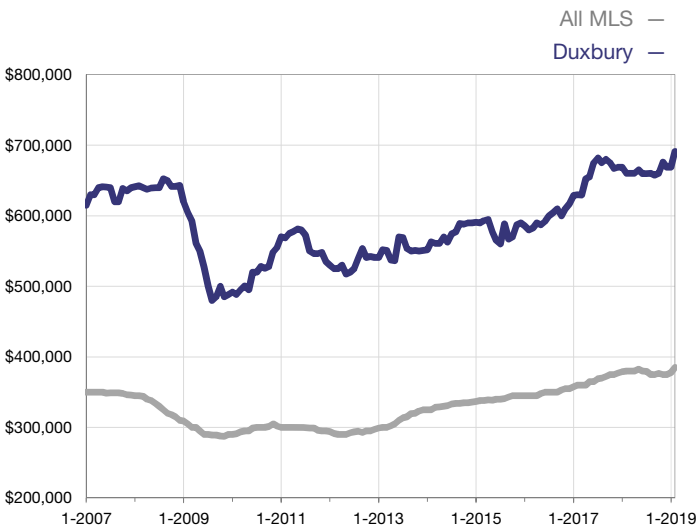
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	3	--	2	4	+ 100.0%
Closed Sales	2	0	- 100.0%	4	1	- 75.0%
Median Sales Price*	\$592,500	<b>\$0</b>	- 100.0%	\$572,450	<b>\$425,000</b>	- 25.8%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	2.2	1.9	- 13.6%	--	--	--
Cumulative Days on Market Until Sale	36	0	- 100.0%	50	41	- 18.0%
Percent of Original List Price Received*	98.9%	<b>0.0%</b>	- 100.0%	98.0%	<b>96.6%</b>	- 1.4%
New Listings	3	0	- 100.0%	4	0	- 100.0%

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Rolling 12-Month Calculation



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## East Bridgewater

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	9	6	- 33.3%	20	13	- 35.0%
Closed Sales	10	13	+ 30.0%	17	17	0.0%
Median Sales Price*	\$360,750	<b>\$369,900</b>	+ 2.5%	\$345,000	<b>\$369,900</b>	+ 7.2%
Inventory of Homes for Sale	25	19	- 24.0%	--	--	--
Months Supply of Inventory	1.9	1.5	- 21.1%	--	--	--
Cumulative Days on Market Until Sale	57	60	+ 5.3%	57	109	+ 91.2%
Percent of Original List Price Received*	94.8%	97.5%	+ 2.8%	96.1%	95.8%	- 0.3%
New Listings	10	13	+ 30.0%	24	25	+ 4.2%

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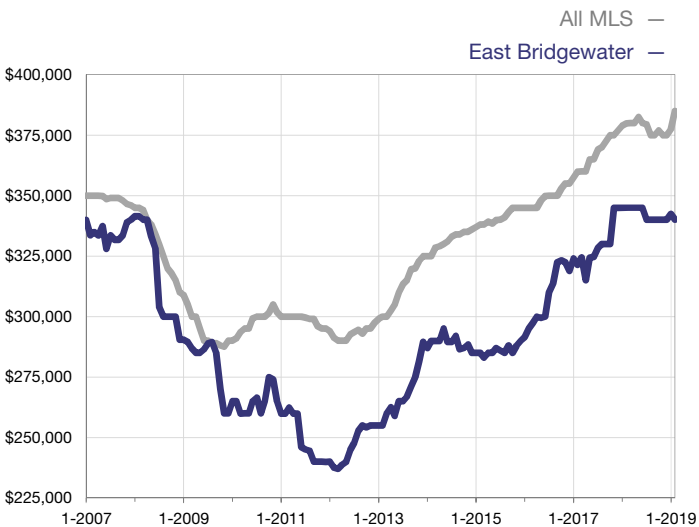
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	1	0.0%	2	7	+ 250.0%
Closed Sales	2	4	+ 100.0%	2	10	+ 400.0%
Median Sales Price*	\$187,502	<b>\$229,950</b>	+ 22.6%	\$187,502	<b>\$239,950</b>	+ 28.0%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	1.9	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	25	32	+ 28.0%	25	63	+ 152.0%
Percent of Original List Price Received*	116.2%	98.5%	- 15.2%	116.2%	94.4%	- 18.8%
New Listings	3	1	- 66.7%	3	4	+ 33.3%

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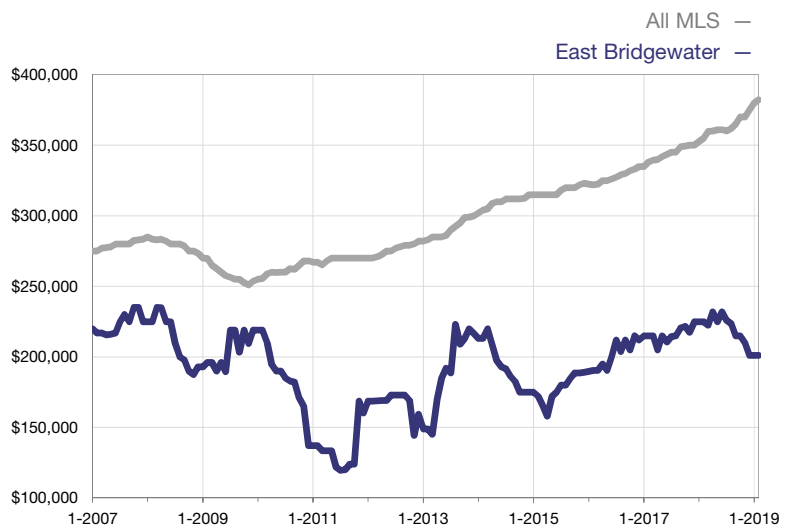
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Halifax

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	5	10	+ 100.0%	9	16	+ 77.8%
Closed Sales	2	7	+ 250.0%	3	12	+ 300.0%
Median Sales Price*	\$312,500	<b>\$332,000</b>	+ 6.2%	\$263,000	<b>\$336,000</b>	+ 27.8%
Inventory of Homes for Sale	15	12	- 20.0%	--	--	--
Months Supply of Inventory	2.2	1.4	- 36.4%	--	--	--
Cumulative Days on Market Until Sale	58	71	+ 22.4%	53	115	+ 117.0%
Percent of Original List Price Received*	94.6%	99.5%	+ 5.2%	94.4%	97.9%	+ 3.7%
New Listings	4	8	+ 100.0%	10	17	+ 70.0%

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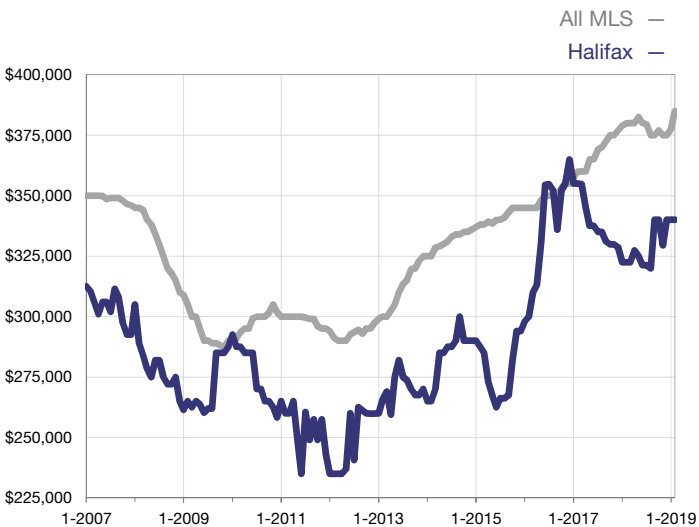
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	1	0.0%	1	1	0.0%
Closed Sales	0	0	--	1	4	+ 300.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$208,400	<b>\$215,000</b>	+ 3.2%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	2.4	0.7	- 70.8%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	22	38	+ 72.7%
Percent of Original List Price Received*	0.0%	0.0%	--	99.3%	96.8%	- 2.5%
New Listings	6	2	- 66.7%	6	3	- 50.0%

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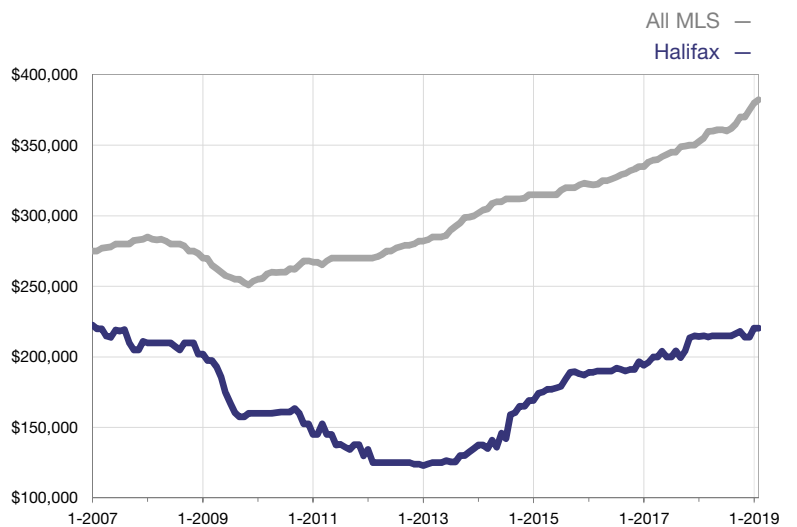
### Median Sales Price – Single-Family Properties

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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## Hanover

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	8	15	+ 87.5%	12	20	+ 66.7%
Closed Sales	6	3	- 50.0%	21	11	- 47.6%
Median Sales Price*	\$619,075	<b>\$255,000</b>	- 58.8%	\$590,000	<b>\$620,000</b>	+ 5.1%
Inventory of Homes for Sale	23	22	- 4.3%	--	--	--
Months Supply of Inventory	1.4	1.8	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	86	25	- 70.9%	89	53	- 40.4%
Percent of Original List Price Received*	97.0%	101.4%	+ 4.5%	97.6%	96.2%	- 1.4%
New Listings	14	12	- 14.3%	22	25	+ 13.6%

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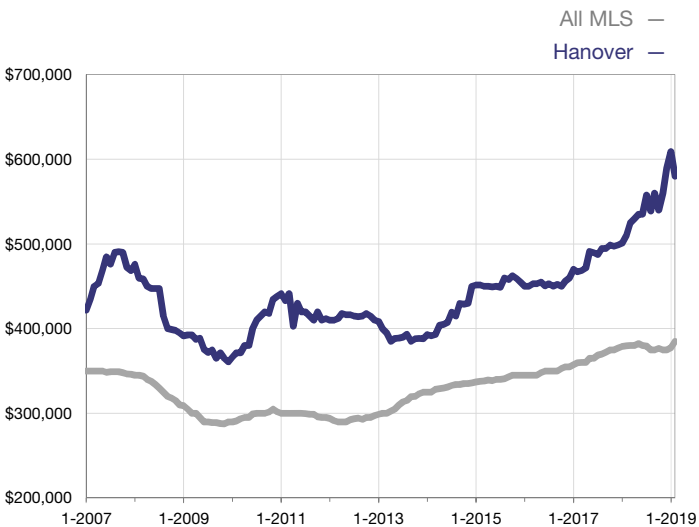
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	6	+ 200.0%	4	6	+ 50.0%
Closed Sales	2	2	0.0%	5	4	- 20.0%
Median Sales Price*	\$636,241	<b>\$536,700</b>	- 15.6%	\$606,765	<b>\$465,200</b>	- 23.3%
Inventory of Homes for Sale	17	14	- 17.6%	--	--	--
Months Supply of Inventory	6.4	6.3	- 1.6%	--	--	--
Cumulative Days on Market Until Sale	129	89	- 31.0%	125	79	- 36.8%
Percent of Original List Price Received*	104.4%	98.7%	- 5.5%	103.8%	99.6%	- 4.0%
New Listings	2	11	+ 450.0%	18	12	- 33.3%

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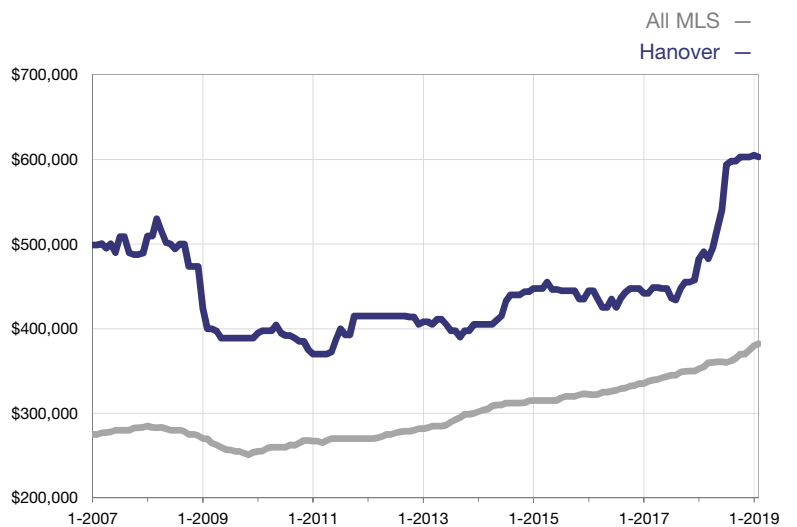
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Hanson

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	11	7	- 36.4%	15	15	0.0%
Closed Sales	2	4	+ 100.0%	8	9	+ 12.5%
Median Sales Price*	\$406,250	<b>\$346,500</b>	- 14.7%	\$372,750	<b>\$309,000</b>	- 17.1%
Inventory of Homes for Sale	13	15	+ 15.4%	--	--	--
Months Supply of Inventory	1.3	1.5	+ 15.4%	--	--	--
Cumulative Days on Market Until Sale	51	31	- 39.2%	51	38	- 25.5%
Percent of Original List Price Received*	99.0%	97.6%	- 1.4%	96.0%	94.9%	- 1.1%
New Listings	9	9	0.0%	14	19	+ 35.7%

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### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	1	--	2	3	+ 50.0%
Closed Sales	1	2	+ 100.0%	4	3	- 25.0%
Median Sales Price*	\$429,900	<b>\$389,900</b>	- 9.3%	\$362,400	<b>\$389,900</b>	+ 7.6%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	3.1	2.0	- 35.5%	--	--	--
Cumulative Days on Market Until Sale	19	76	+ 300.0%	50	52	+ 4.0%
Percent of Original List Price Received*	100.0%	100.0%	0.0%	102.3%	100.0%	- 2.2%
New Listings	4	2	- 50.0%	6	4	- 33.3%

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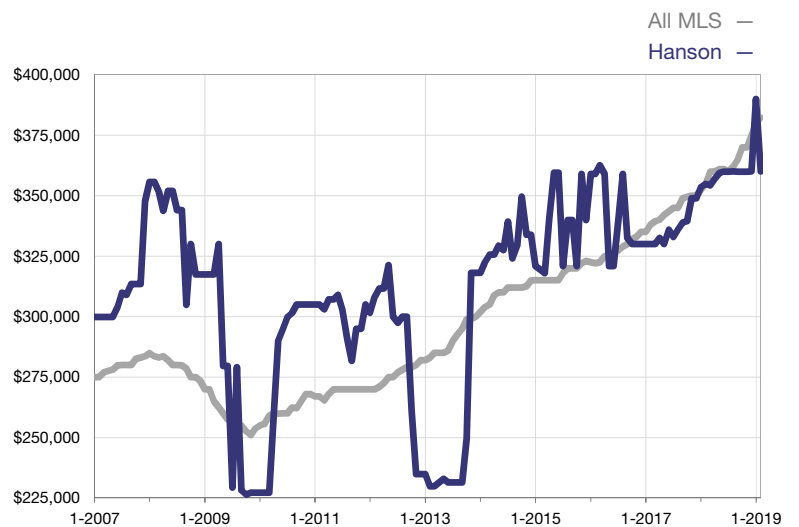
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Hingham

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	22	16	- 27.3%	40	36	- 10.0%
Closed Sales	14	13	- 7.1%	30	22	- 26.7%
Median Sales Price*	\$681,750	<b>\$910,000</b>	+ 33.5%	\$671,750	<b>\$822,500</b>	+ 22.4%
Inventory of Homes for Sale	53	62	+ 17.0%	--	--	--
Months Supply of Inventory	2.6	2.7	+ 3.8%	--	--	--
Cumulative Days on Market Until Sale	94	115	+ 22.3%	110	123	+ 11.8%
Percent of Original List Price Received*	96.0%	87.9%	- 8.4%	94.1%	90.4%	- 3.9%
New Listings	32	26	- 18.8%	54	52	- 3.7%

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

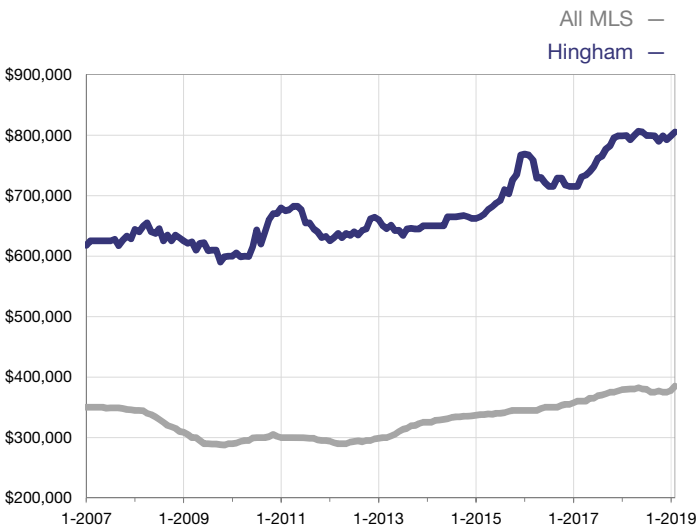
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	5	7	+ 40.0%	6	10	+ 66.7%
Closed Sales	1	0	- 100.0%	6	3	- 50.0%
Median Sales Price*	\$1,090,000	<b>\$0</b>	- 100.0%	\$324,500	<b>\$340,000</b>	+ 4.8%
Inventory of Homes for Sale	15	23	+ 53.3%	--	--	--
Months Supply of Inventory	2.5	5.2	+ 108.0%	--	--	--
Cumulative Days on Market Until Sale	35	0	- 100.0%	27	58	+ 114.8%
Percent of Original List Price Received*	99.1%	0.0%	- 100.0%	97.2%	94.4%	- 2.9%
New Listings	10	10	0.0%	11	22	+ 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®

## Holbrook

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	18	9	- 50.0%	27	21	- 22.2%
Closed Sales	6	15	+ 150.0%	18	23	+ 27.8%
Median Sales Price*	\$331,250	<b>\$347,000</b>	+ 4.8%	\$325,500	<b>\$360,000</b>	+ 10.6%
Inventory of Homes for Sale	11	17	+ 54.5%	--	--	--
Months Supply of Inventory	0.8	1.3	+ 62.5%	--	--	--
Cumulative Days on Market Until Sale	47	50	+ 6.4%	53	52	- 1.9%
Percent of Original List Price Received*	99.1%	95.5%	- 3.6%	97.0%	97.0%	0.0%
New Listings	13	12	- 7.7%	26	26	0.0%

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

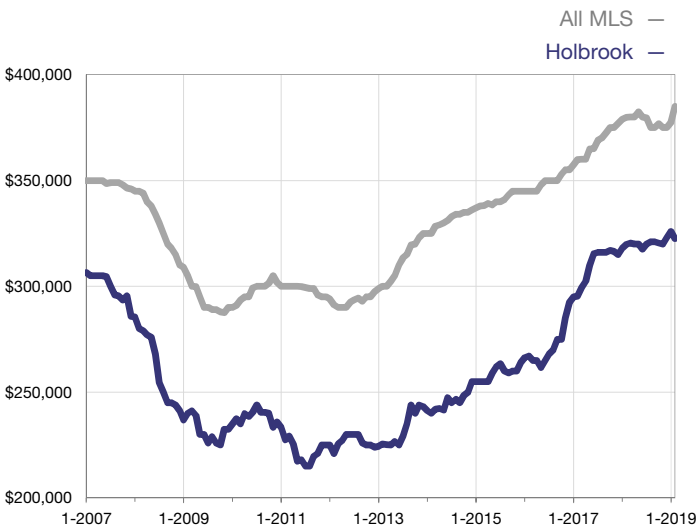
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	8	--	0	10	--
Closed Sales	0	1	--	0	1	--
Median Sales Price*	\$0	<b>\$199,900</b>	--	\$0	<b>\$199,900</b>	--
Inventory of Homes for Sale	0	9	--	--	--	--
Months Supply of Inventory	0.0	9.0	--	--	--	--
Cumulative Days on Market Until Sale	0	59	--	0	59	--
Percent of Original List Price Received*	0.0%	95.2%	--	0.0%	95.2%	--
New Listings	0	0	--	0	19	--

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

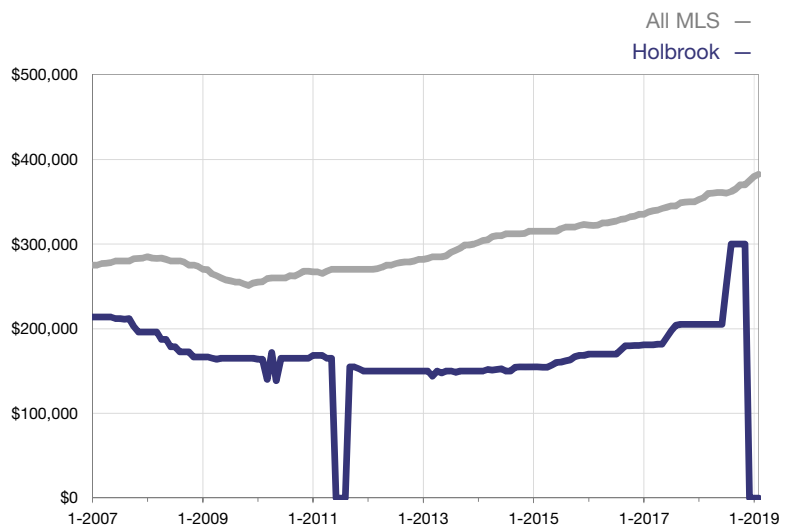
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Hull

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	5	<b>9</b>	+ 80.0%	14	<b>24</b>	+ 71.4%
Closed Sales	4	<b>10</b>	+ 150.0%	7	<b>19</b>	+ 171.4%
Median Sales Price*	\$331,000	<b>\$323,500</b>	- 2.3%	\$330,000	<b>\$435,000</b>	+ 31.8%
Inventory of Homes for Sale	16	<b>22</b>	+ 37.5%	--	--	--
Months Supply of Inventory	1.6	<b>1.8</b>	+ 12.5%	--	--	--
Cumulative Days on Market Until Sale	96	<b>97</b>	+ 1.0%	70	<b>86</b>	+ 22.9%
Percent of Original List Price Received*	92.9%	<b>92.0%</b>	- 1.0%	94.5%	<b>91.8%</b>	- 2.9%
New Listings	6	<b>7</b>	+ 16.7%	14	<b>25</b>	+ 78.6%

\* 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	3	<b>2</b>	- 33.3%	12	<b>4</b>	- 66.7%
Closed Sales	9	<b>5</b>	- 44.4%	12	<b>9</b>	- 25.0%
Median Sales Price*	\$275,000	<b>\$330,000</b>	+ 20.0%	\$280,000	<b>\$297,500</b>	+ 6.3%
Inventory of Homes for Sale	10	<b>25</b>	+ 150.0%	--	--	--
Months Supply of Inventory	2.0	<b>4.5</b>	+ 125.0%	--	--	--
Cumulative Days on Market Until Sale	123	<b>137</b>	+ 11.4%	102	<b>116</b>	+ 13.7%
Percent of Original List Price Received*	92.8%	<b>86.1%</b>	- 7.2%	94.1%	<b>91.0%</b>	- 3.3%
New Listings	6	<b>12</b>	+ 100.0%	11	<b>16</b>	+ 45.5%

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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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## Kingston

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	12	13	+ 8.3%	27	24	- 11.1%
Closed Sales	9	15	+ 66.7%	20	18	- 10.0%
Median Sales Price*	\$398,000	<b>\$410,000</b>	+ 3.0%	\$408,000	<b>\$399,950</b>	- 2.0%
Inventory of Homes for Sale	28	28	0.0%	--	--	--
Months Supply of Inventory	1.7	1.9	+ 11.8%	--	--	--
Cumulative Days on Market Until Sale	107	79	- 26.2%	106	72	- 32.1%
Percent of Original List Price Received*	94.5%	93.6%	- 1.0%	93.8%	93.2%	- 0.6%
New Listings	12	12	0.0%	25	29	+ 16.0%

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

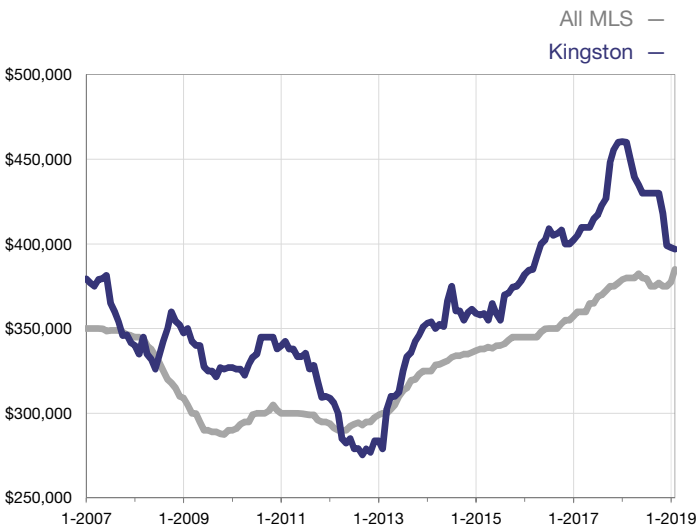
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$465,000	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	32	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	100.0%	0.0%	- 100.0%
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.

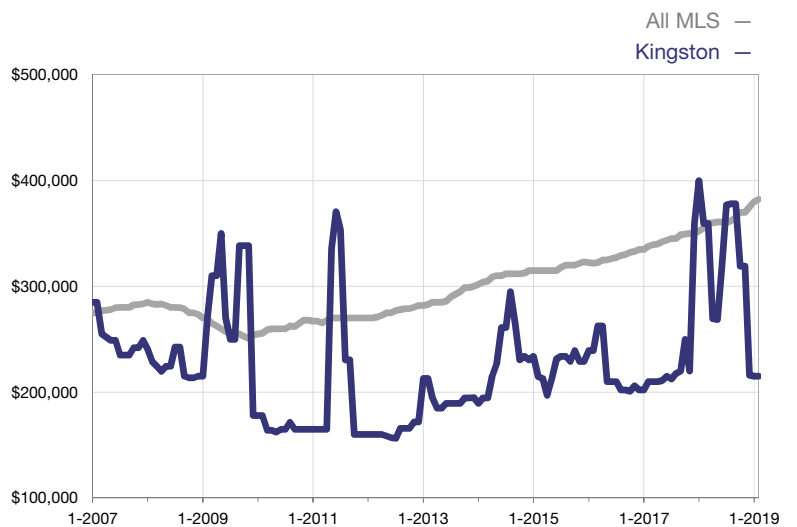
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Marshfield

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	18	21	+ 16.7%	34	42	+ 23.5%
Closed Sales	10	6	- 40.0%	20	33	+ 65.0%
Median Sales Price*	\$427,500	<b>\$360,679</b>	- 15.6%	\$427,500	<b>\$480,000</b>	+ 12.3%
Inventory of Homes for Sale	61	70	+ 14.8%	--	--	--
Months Supply of Inventory	2.6	2.7	+ 3.8%	--	--	--
Cumulative Days on Market Until Sale	111	57	- 48.6%	75	60	- 20.0%
Percent of Original List Price Received*	90.1%	98.0%	+ 8.8%	92.1%	99.5%	+ 8.0%
New Listings	29	32	+ 10.3%	54	57	+ 5.6%

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

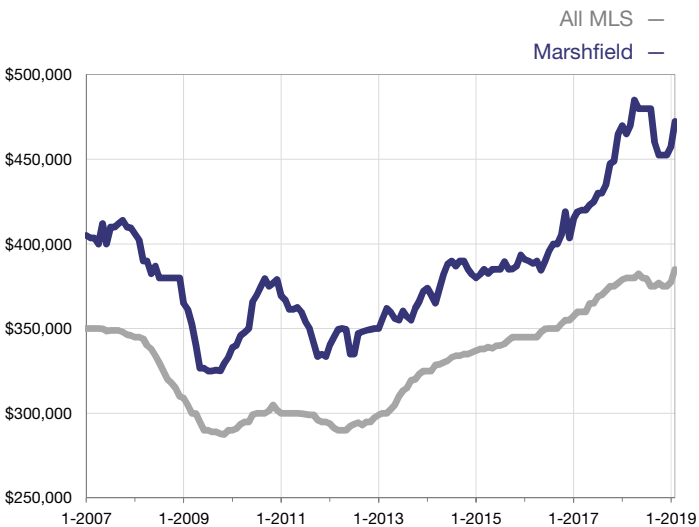
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	5	6	+ 20.0%	8	10	+ 25.0%
Closed Sales	2	2	0.0%	3	4	+ 33.3%
Median Sales Price*	\$302,000	<b>\$162,500</b>	- 46.2%	\$169,000	<b>\$162,500</b>	- 3.8%
Inventory of Homes for Sale	20	2	- 90.0%	--	--	--
Months Supply of Inventory	6.2	0.4	- 93.5%	--	--	--
Cumulative Days on Market Until Sale	120	76	- 36.7%	90	237	+ 163.3%
Percent of Original List Price Received*	91.4%	80.0%	- 12.5%	91.9%	88.0%	- 4.2%
New Listings	8	1	- 87.5%	9	7	- 22.2%

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

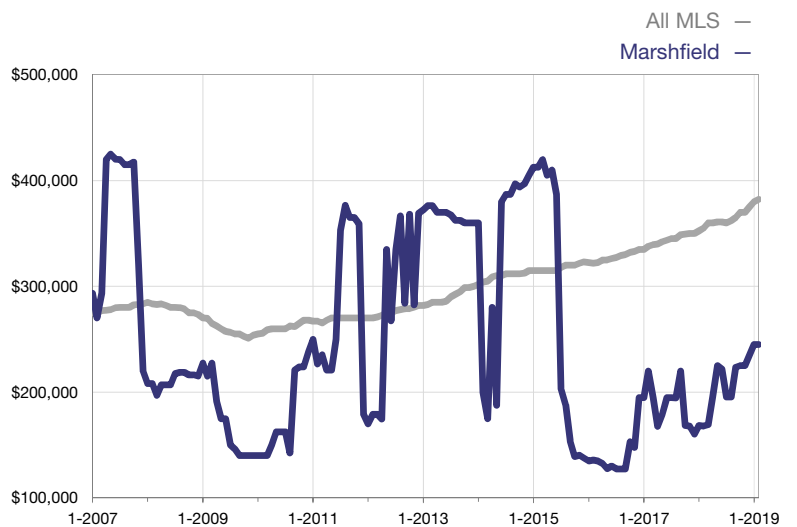
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Norwell

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	16	8	- 50.0%	27	15	- 44.4%
Closed Sales	7	8	+ 14.3%	16	18	+ 12.5%
Median Sales Price*	\$599,000	<b>\$624,500</b>	+ 4.3%	\$624,000	<b>\$624,500</b>	+ 0.1%
Inventory of Homes for Sale	46	34	- 26.1%	--	--	--
Months Supply of Inventory	3.8	2.4	- 36.8%	--	--	--
Cumulative Days on Market Until Sale	100	86	- 14.0%	79	113	+ 43.0%
Percent of Original List Price Received*	95.0%	95.5%	+ 0.5%	95.6%	95.2%	- 0.4%
New Listings	23	11	- 52.2%	39	23	- 41.0%

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

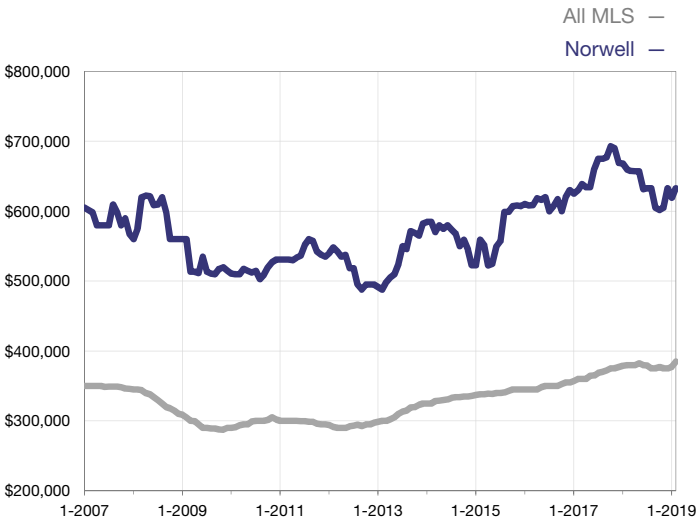
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	2	0.0%	4	3	- 25.0%
Closed Sales	2	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$432,000	<b>\$0</b>	- 100.0%	\$549,000	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	11	9	- 18.2%	--	--	--
Months Supply of Inventory	7.6	4.2	- 44.7%	--	--	--
Cumulative Days on Market Until Sale	79	0	- 100.0%	228	0	- 100.0%
Percent of Original List Price Received*	97.9%	0.0%	- 100.0%	98.6%	0.0%	- 100.0%
New Listings	4	1	- 75.0%	7	4	- 42.9%

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

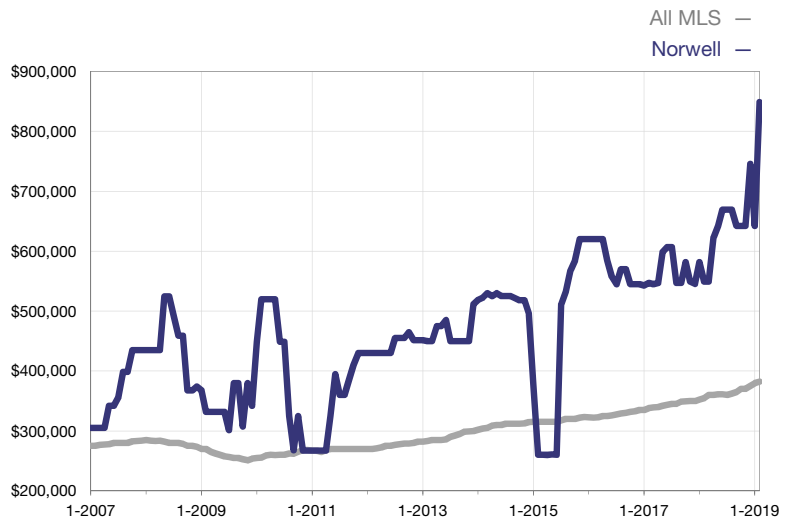
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Pembroke

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	23	15	- 34.8%	36	27	- 25.0%
Closed Sales	9	9	0.0%	25	21	- 16.0%
Median Sales Price*	\$350,000	<b>\$579,900</b>	+ 65.7%	\$470,000	<b>\$450,000</b>	- 4.3%
Inventory of Homes for Sale	38	39	+ 2.6%	--	--	--
Months Supply of Inventory	2.0	2.1	+ 5.0%	--	--	--
Cumulative Days on Market Until Sale	104	104	0.0%	75	78	+ 4.0%
Percent of Original List Price Received*	94.2%	96.5%	+ 2.4%	95.8%	95.0%	- 0.8%
New Listings	20	15	- 25.0%	35	31	- 11.4%

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

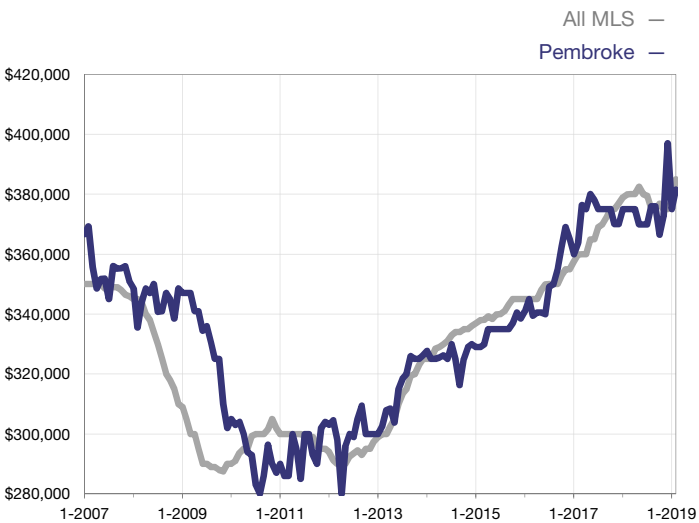
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	0	- 100.0%	4	2	- 50.0%
Closed Sales	1	1	0.0%	1	4	+ 300.0%
Median Sales Price*	\$435,900	<b>\$270,000</b>	- 38.1%	\$435,900	<b>\$390,750</b>	- 10.4%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	1.1	1.0	- 9.1%	--	--	--
Cumulative Days on Market Until Sale	77	77	0.0%	77	95	+ 23.4%
Percent of Original List Price Received*	97.1%	93.1%	- 4.1%	97.1%	98.5%	+ 1.4%
New Listings	4	0	- 100.0%	5	2	- 60.0%

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

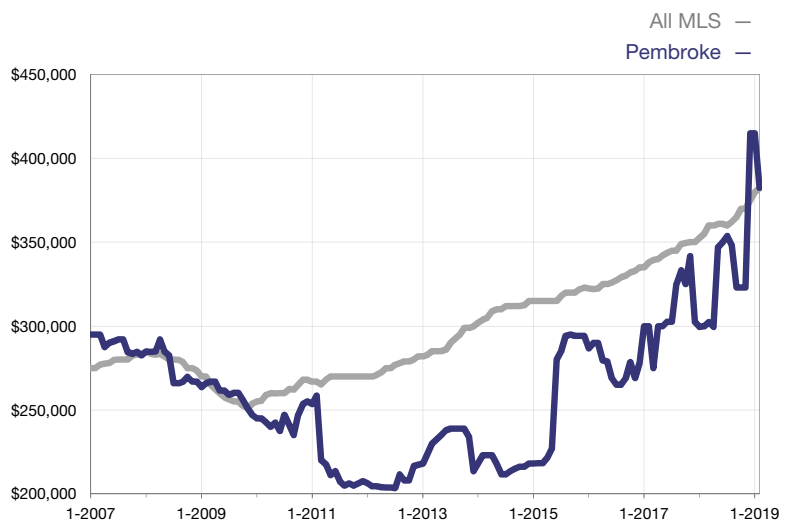
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Plymouth

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	68	56	- 17.6%	122	105	- 13.9%
Closed Sales	43	38	- 11.6%	93	84	- 9.7%
Median Sales Price*	\$330,000	<b>\$376,500</b>	+ 14.1%	\$350,000	<b>\$378,750</b>	+ 8.2%
Inventory of Homes for Sale	214	183	- 14.5%	--	--	--
Months Supply of Inventory	2.9	2.4	- 17.2%	--	--	--
Cumulative Days on Market Until Sale	107	104	- 2.8%	88	100	+ 13.6%
Percent of Original List Price Received*	96.2%	93.7%	- 2.6%	96.0%	93.8%	- 2.3%
New Listings	69	67	- 2.9%	128	151	+ 18.0%

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

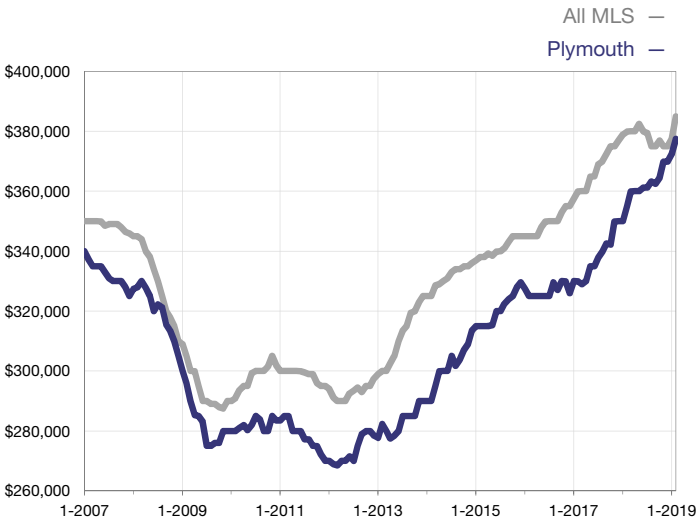
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	46	22	- 52.2%	69	54	- 21.7%
Closed Sales	14	24	+ 71.4%	33	40	+ 21.2%
Median Sales Price*	\$426,500	<b>\$213,050</b>	- 50.0%	\$326,000	<b>\$248,050</b>	- 23.9%
Inventory of Homes for Sale	103	96	- 6.8%	--	--	--
Months Supply of Inventory	4.1	3.5	- 14.6%	--	--	--
Cumulative Days on Market Until Sale	61	76	+ 24.6%	77	64	- 16.9%
Percent of Original List Price Received*	101.7%	99.2%	- 2.5%	97.6%	99.9%	+ 2.4%
New Listings	48	34	- 29.2%	77	68	- 11.7%

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

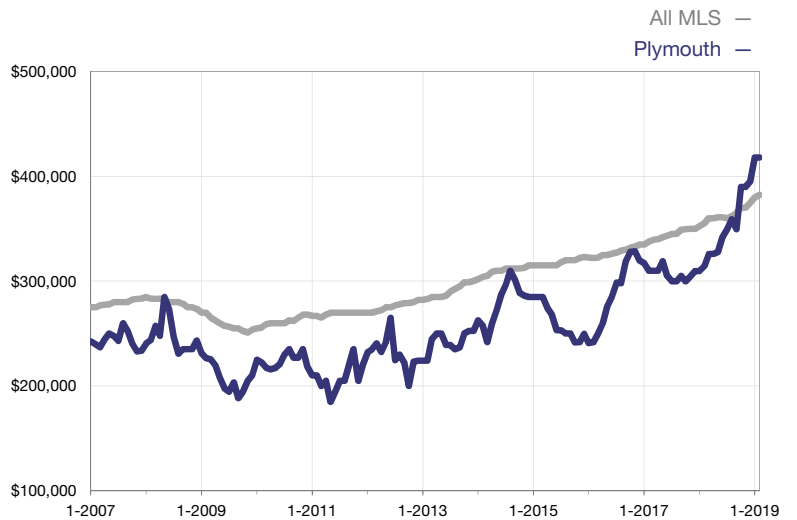
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Plympton

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	2	- 33.3%	3	3	0.0%
Closed Sales	0	1	--	1	4	+ 300.0%
Median Sales Price*	\$0	\$410,000	--	\$505,000	\$396,500	- 21.5%
Inventory of Homes for Sale	4	6	+ 50.0%	--	--	--
Months Supply of Inventory	1.3	1.9	+ 46.2%	--	--	--
Cumulative Days on Market Until Sale	0	21	--	60	58	- 3.3%
Percent of Original List Price Received*	0.0%	105.1%	--	96.2%	99.3%	+ 3.2%
New Listings	1	0	- 100.0%	3	2	- 33.3%

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

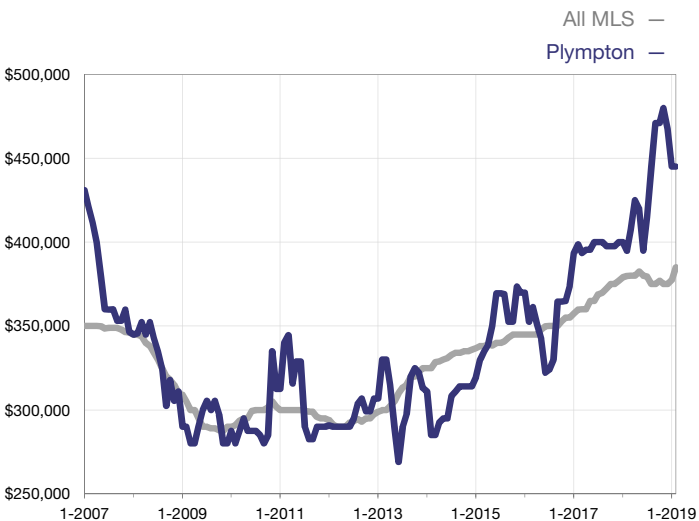
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
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	0	0	--	0	0	--

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

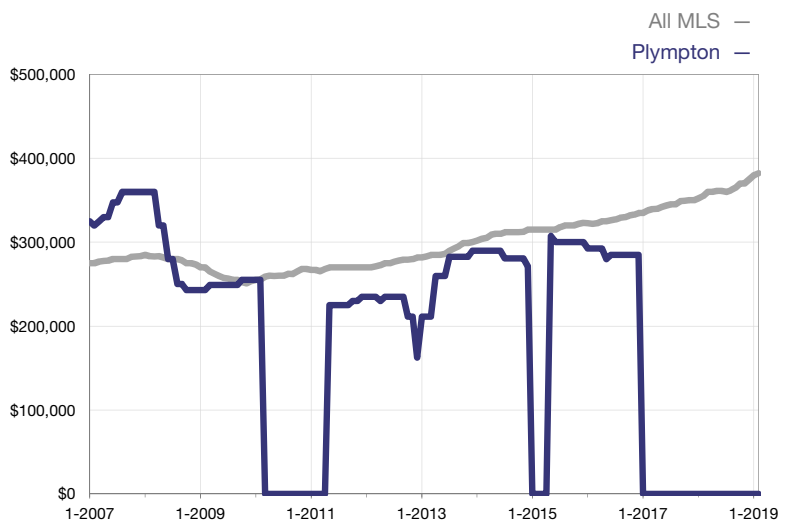
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Quincy

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	31	15	- 51.6%	55	40	- 27.3%
Closed Sales	17	16	- 5.9%	48	40	- 16.7%
Median Sales Price*	\$466,000	<b>\$502,500</b>	+ 7.8%	\$465,500	<b>\$502,500</b>	+ 7.9%
Inventory of Homes for Sale	48	39	- 18.8%	--	--	--
Months Supply of Inventory	1.2	1.0	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	67	73	+ 9.0%	59	59	0.0%
Percent of Original List Price Received*	97.1%	<b>90.6%</b>	- 6.7%	96.6%	<b>95.8%</b>	- 0.8%
New Listings	36	21	- 41.7%	68	43	- 36.8%

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

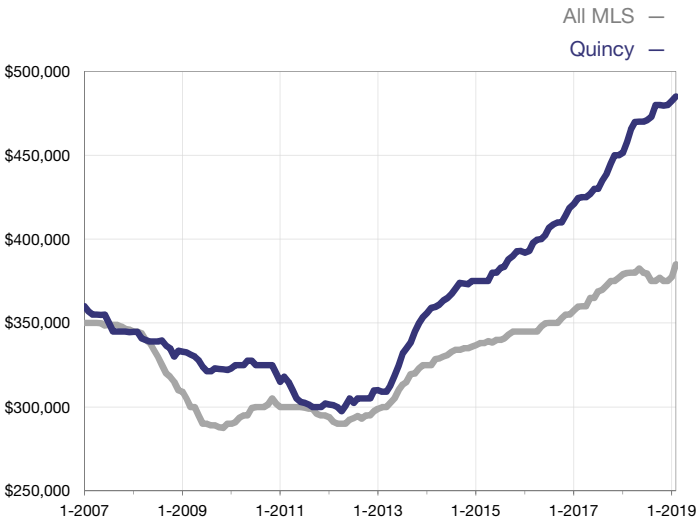
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	20	29	+ 45.0%	56	53	- 5.4%
Closed Sales	33	20	- 39.4%	61	45	- 26.2%
Median Sales Price*	\$292,000	<b>\$400,000</b>	+ 37.0%	\$307,500	<b>\$400,000</b>	+ 30.1%
Inventory of Homes for Sale	30	47	+ 56.7%	--	--	--
Months Supply of Inventory	0.7	1.4	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	38	91	+ 139.5%	52	79	+ 51.9%
Percent of Original List Price Received*	97.7%	<b>97.0%</b>	- 0.7%	97.5%	<b>96.5%</b>	- 1.0%
New Listings	23	37	+ 60.9%	53	69	+ 30.2%

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

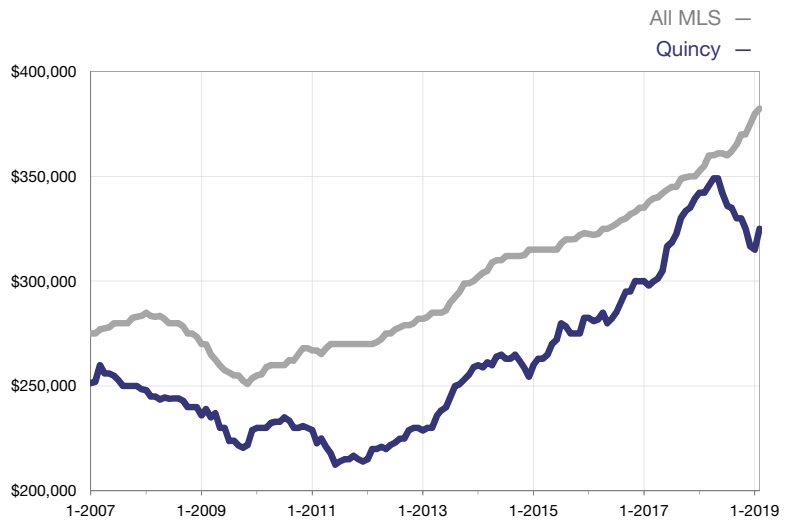
### Median Sales Price – Single-Family Properties

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®

## Rockland

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	12	12	0.0%	26	25	- 3.8%
Closed Sales	8	7	- 12.5%	21	13	- 38.1%
Median Sales Price*	\$308,500	<b>\$415,000</b>	+ 34.5%	\$333,000	<b>\$405,000</b>	+ 21.6%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	0.8	1.1	+ 37.5%	--	--	--
Cumulative Days on Market Until Sale	78	76	- 2.6%	58	56	- 3.4%
Percent of Original List Price Received*	97.2%	<b>97.8%</b>	+ 0.6%	96.6%	<b>97.8%</b>	+ 1.2%
New Listings	16	15	- 6.3%	25	26	+ 4.0%

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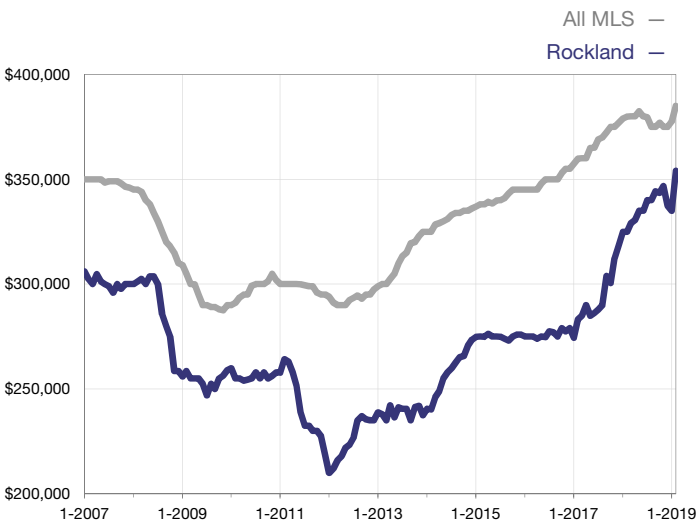
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	4	0.0%	8	6	- 25.0%
Closed Sales	1	2	+ 100.0%	6	3	- 50.0%
Median Sales Price*	\$130,000	<b>\$229,950</b>	+ 76.9%	\$248,450	<b>\$260,000</b>	+ 4.6%
Inventory of Homes for Sale	4	6	+ 50.0%	--	--	--
Months Supply of Inventory	0.7	1.3	+ 85.7%	--	--	--
Cumulative Days on Market Until Sale	18	51	+ 183.3%	44	59	+ 34.1%
Percent of Original List Price Received*	100.1%	<b>100.0%</b>	- 0.1%	98.0%	<b>96.1%</b>	- 1.9%
New Listings	3	6	+ 100.0%	9	10	+ 11.1%

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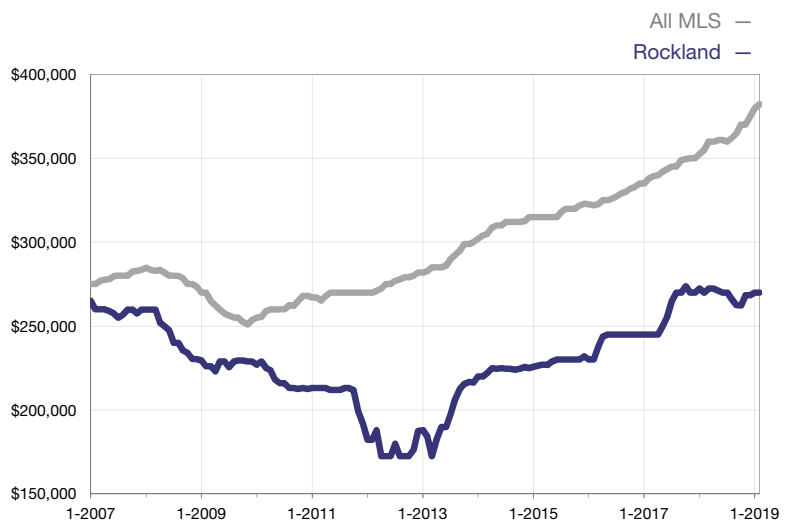
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Scituate

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	14	25	+ 78.6%	31	44	+ 41.9%
Closed Sales	9	6	- 33.3%	32	13	- 59.4%
Median Sales Price*	\$589,000	<b>\$547,500</b>	- 7.0%	\$569,750	<b>\$520,000</b>	- 8.7%
Inventory of Homes for Sale	44	70	+ 59.1%	--	--	--
Months Supply of Inventory	1.7	3.1	+ 82.4%	--	--	--
Cumulative Days on Market Until Sale	74	162	+ 118.9%	95	103	+ 8.4%
Percent of Original List Price Received*	97.2%	91.8%	- 5.6%	92.2%	93.4%	+ 1.3%
New Listings	15	32	+ 113.3%	28	61	+ 117.9%

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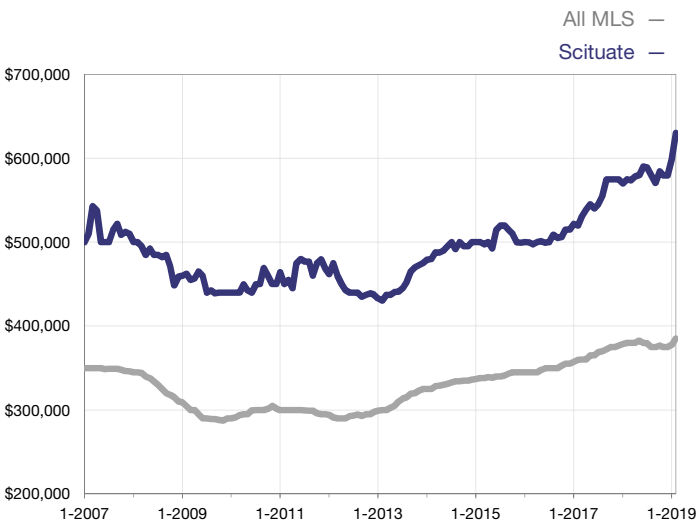
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	5	3	- 40.0%	9	5	- 44.4%
Closed Sales	0	0	--	1	1	0.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$385,000	<b>\$375,000</b>	- 2.6%
Inventory of Homes for Sale	7	12	+ 71.4%	--	--	--
Months Supply of Inventory	1.6	3.5	+ 118.8%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	186	48	- 74.2%
Percent of Original List Price Received*	0.0%	0.0%	--	89.7%	94.0%	+ 4.8%
New Listings	4	5	+ 25.0%	9	10	+ 11.1%

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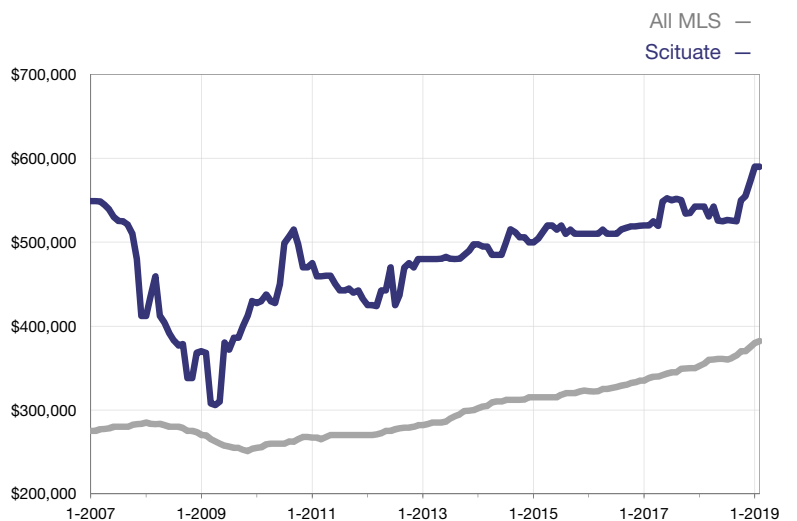
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Weymouth

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	35	32	- 8.6%	69	56	- 18.8%
Closed Sales	28	18	- 35.7%	62	48	- 22.6%
Median Sales Price*	\$387,000	<b>\$415,000</b>	+ 7.2%	\$385,500	<b>\$415,000</b>	+ 7.7%
Inventory of Homes for Sale	50	46	- 8.0%	--	--	--
Months Supply of Inventory	0.9	<b>0.9</b>	0.0%	--	--	--
Cumulative Days on Market Until Sale	32	84	+ 162.5%	42	58	+ 38.1%
Percent of Original List Price Received*	101.4%	<b>96.0%</b>	- 5.3%	99.8%	<b>97.1%</b>	- 2.7%
New Listings	42	43	+ 2.4%	75	80	+ 6.7%

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

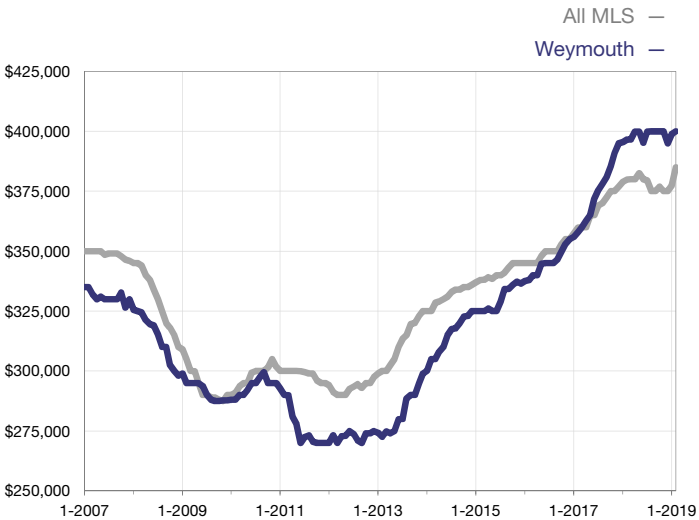
### Condominium Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	29	24	- 17.2%	53	38	- 28.3%
Closed Sales	13	12	- 7.7%	31	23	- 25.8%
Median Sales Price*	\$220,000	<b>\$240,250</b>	+ 9.2%	\$220,000	<b>\$232,000</b>	+ 5.5%
Inventory of Homes for Sale	34	39	+ 14.7%	--	--	--
Months Supply of Inventory	1.7	<b>1.3</b>	- 23.5%	--	--	--
Cumulative Days on Market Until Sale	36	69	+ 91.7%	37	65	+ 75.7%
Percent of Original List Price Received*	99.4%	<b>97.0%</b>	- 2.4%	98.3%	<b>96.3%</b>	- 2.0%
New Listings	30	25	- 16.7%	61	42	- 31.1%

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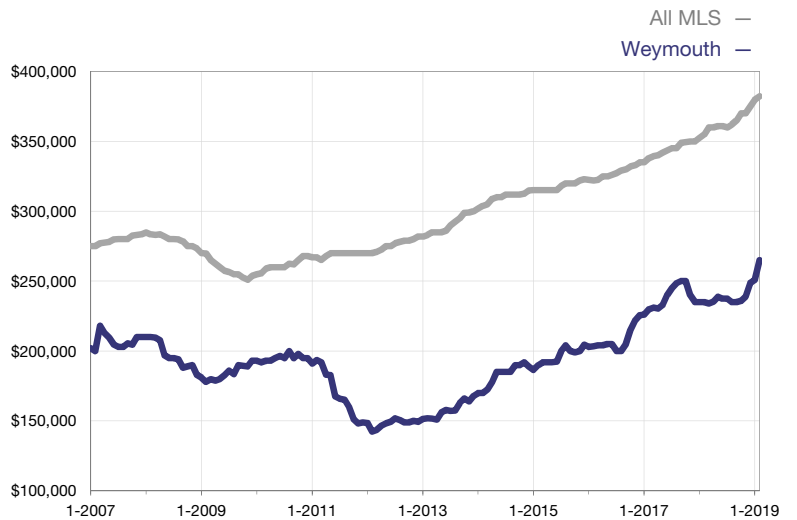
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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# Local Market Update – February 2019

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## Whitman

### Single-Family Properties

Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	10	12	+ 20.0%	22	20	- 9.1%
Closed Sales	9	7	- 22.2%	18	17	- 5.6%
Median Sales Price*	\$330,000	<b>\$324,900</b>	- 1.5%	\$325,750	<b>\$340,000</b>	+ 4.4%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	0.9	0.4	- 55.6%	--	--	--
Cumulative Days on Market Until Sale	38	62	+ 63.2%	36	72	+ 100.0%
Percent of Original List Price Received*	98.4%	91.3%	- 7.2%	97.4%	91.4%	- 6.2%
New Listings	5	4	- 20.0%	17	16	- 5.9%

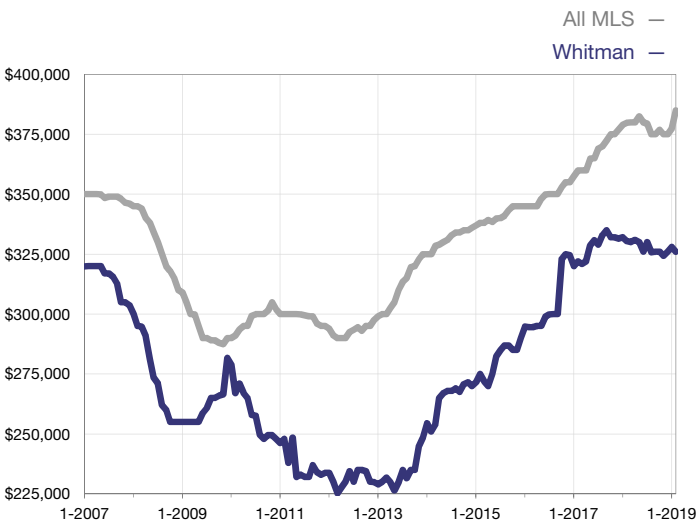
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### Condominium Properties

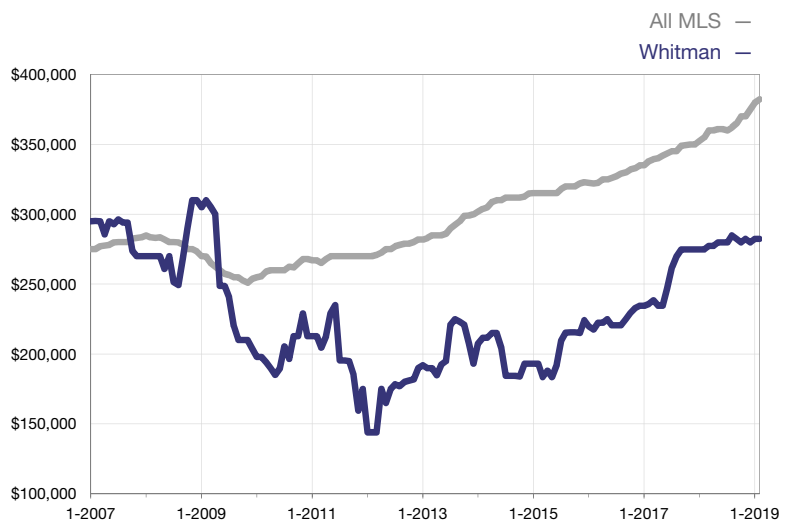
Key Metrics	February			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	7	4	- 42.9%	11	4	- 63.6%
Closed Sales	2	4	+ 100.0%	6	6	0.0%
Median Sales Price*	\$224,950	<b>\$306,150</b>	+ 36.1%	\$279,900	<b>\$302,400</b>	+ 8.0%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	1.2	0.8	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	57	22	- 61.4%	88	33	- 62.5%
Percent of Original List Price Received*	101.6%	98.8%	- 2.8%	101.3%	100.1%	- 1.2%
New Listings	6	3	- 50.0%	9	5	- 44.4%

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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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