

# Local Market Update – March 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Abington

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	13	+ 225.0%	32	44	+ 37.5%
Closed Sales	17	22	+ 29.4%	27	39	+ 44.4%
Median Sales Price*	\$365,000	<b>\$358,750</b>	- 1.7%	\$359,000	<b>\$370,000</b>	+ 3.1%
Inventory of Homes for Sale	35	16	- 54.3%	--	--	--
Months Supply of Inventory	2.6	1.1	- 57.7%	--	--	--
Cumulative Days on Market Until Sale	53	68	+ 28.3%	53	69	+ 30.2%
Percent of Original List Price Received*	99.8%	<b>98.3%</b>	- 1.5%	98.6%	<b>97.4%</b>	- 1.2%
New Listings	9	19	+ 111.1%	37	40	+ 8.1%

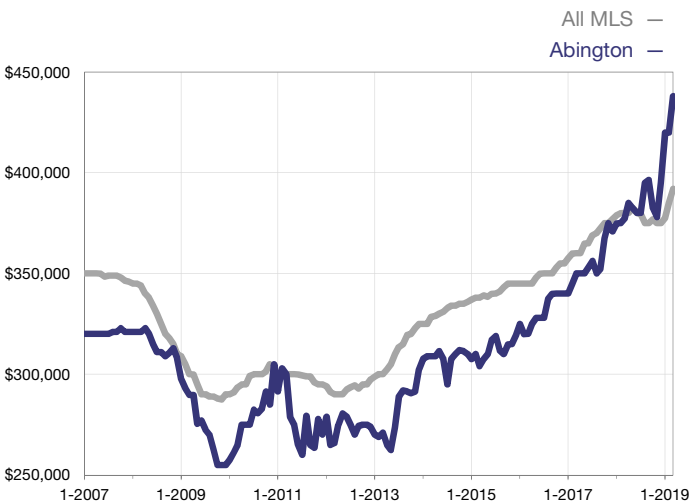
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### Condominium Properties

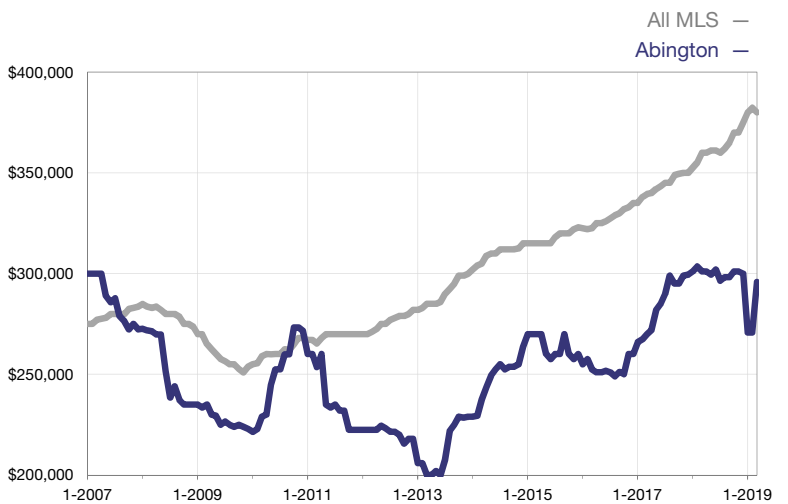
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	3	0.0%	6	14	+ 133.3%
Closed Sales	2	5	+ 150.0%	9	17	+ 88.9%
Median Sales Price*	\$206,750	<b>\$305,000</b>	+ 47.5%	\$302,000	<b>\$310,000</b>	+ 2.6%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	0.4	0.5	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	20	31	+ 55.0%	33	41	+ 24.2%
Percent of Original List Price Received*	101.1%	<b>98.6%</b>	- 2.5%	97.9%	<b>97.3%</b>	- 0.6%
New Listings	4	4	0.0%	8	13	+ 62.5%

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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 – March 2019

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## Braintree

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	24	28	+ 16.7%	50	64	+ 28.0%
Closed Sales	20	17	- 15.0%	47	52	+ 10.6%
Median Sales Price*	\$491,000	<b>\$405,000</b>	- 17.5%	\$480,000	<b>\$448,500</b>	- 6.6%
Inventory of Homes for Sale	24	28	+ 16.7%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--
Cumulative Days on Market Until Sale	47	62	+ 31.9%	50	51	+ 2.0%
Percent of Original List Price Received*	101.4%	<b>94.4%</b>	- 6.9%	98.0%	<b>95.8%</b>	- 2.2%
New Listings	29	36	+ 24.1%	63	72	+ 14.3%

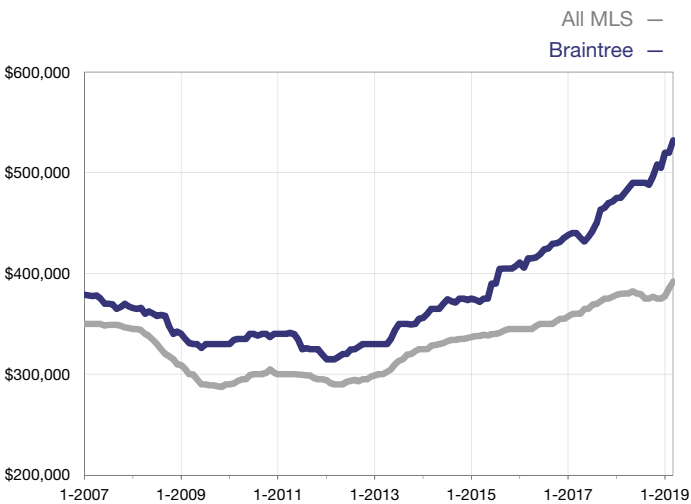
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### Condominium Properties

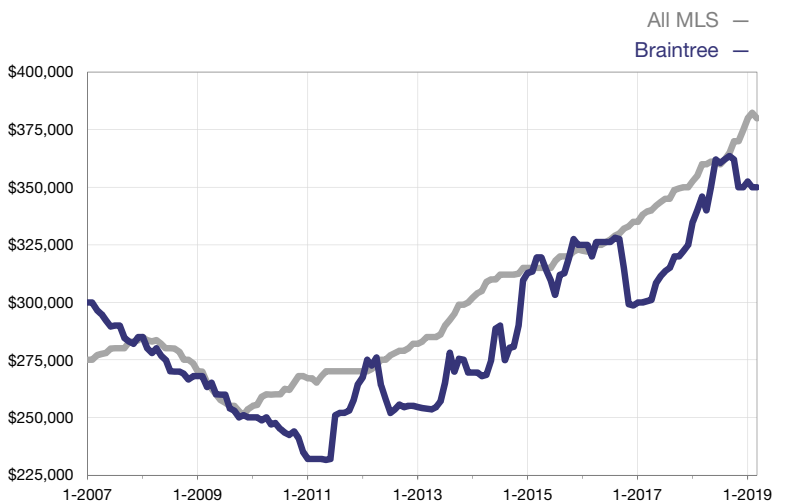
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	14	10	- 28.6%	31	28	- 9.7%
Closed Sales	6	8	+ 33.3%	16	22	+ 37.5%
Median Sales Price*	\$345,950	<b>\$382,500</b>	+ 10.6%	\$365,000	<b>\$382,500</b>	+ 4.8%
Inventory of Homes for Sale	13	8	- 38.5%	--	--	--
Months Supply of Inventory	1.3	0.7	- 46.2%	--	--	--
Cumulative Days on Market Until Sale	29	56	+ 93.1%	32	51	+ 59.4%
Percent of Original List Price Received*	97.9%	<b>97.6%</b>	- 0.3%	98.9%	<b>97.0%</b>	- 1.9%
New Listings	14	7	- 50.0%	36	29	- 19.4%

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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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## Bridgewater

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	22	27	+ 22.7%	49	54	+ 10.2%
Closed Sales	15	11	- 26.7%	46	36	- 21.7%
Median Sales Price*	\$332,000	<b>\$365,000</b>	+ 9.9%	\$382,200	<b>\$383,500</b>	+ 0.3%
Inventory of Homes for Sale	30	33	+ 10.0%	--	--	--
Months Supply of Inventory	1.4	1.8	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	64	46	- 28.1%	63	76	+ 20.6%
Percent of Original List Price Received*	98.8%	<b>98.9%</b>	+ 0.1%	97.5%	<b>97.6%</b>	+ 0.1%
New Listings	23	19	- 17.4%	45	57	+ 26.7%

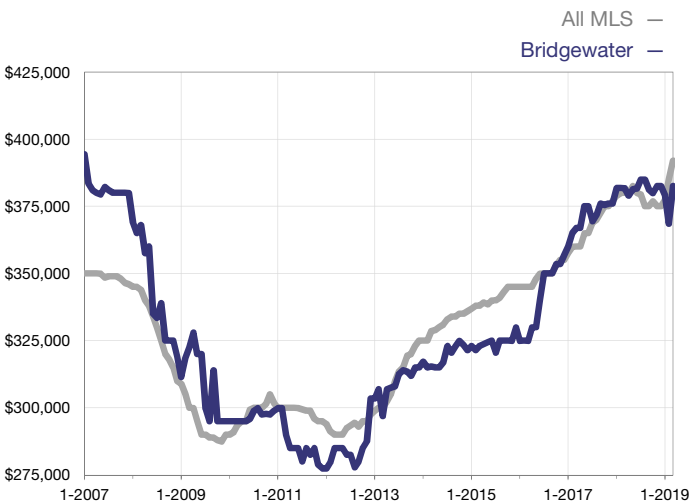
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### Condominium Properties

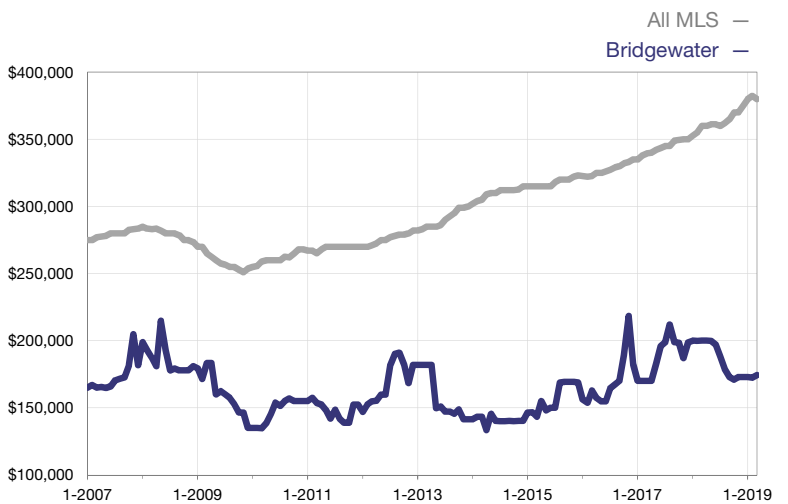
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	5	+ 25.0%	10	17	+ 70.0%
Closed Sales	2	9	+ 350.0%	10	14	+ 40.0%
Median Sales Price*	\$165,000	<b>\$169,000</b>	+ 2.4%	\$173,000	<b>\$189,500</b>	+ 9.5%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	0.6	0.4	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	24	67	+ 179.2%	38	59	+ 55.3%
Percent of Original List Price Received*	97.1%	<b>96.5%</b>	- 0.6%	98.1%	<b>96.1%</b>	- 2.0%
New Listings	4	4	0.0%	10	13	+ 30.0%

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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 – March 2019

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## Carver

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	13	21	+ 61.5%	26	36	+ 38.5%
Closed Sales	9	5	- 44.4%	24	15	- 37.5%
Median Sales Price*	\$353,000	<b>\$322,500</b>	- 8.6%	\$344,500	<b>\$319,900</b>	- 7.1%
Inventory of Homes for Sale	11	16	+ 45.5%	--	--	--
Months Supply of Inventory	0.9	1.6	+ 77.8%	--	--	--
Cumulative Days on Market Until Sale	56	64	+ 14.3%	68	43	- 36.8%
Percent of Original List Price Received*	95.6%	<b>96.6%</b>	+ 1.0%	98.0%	<b>96.3%</b>	- 1.7%
New Listings	12	16	+ 33.3%	24	42	+ 75.0%

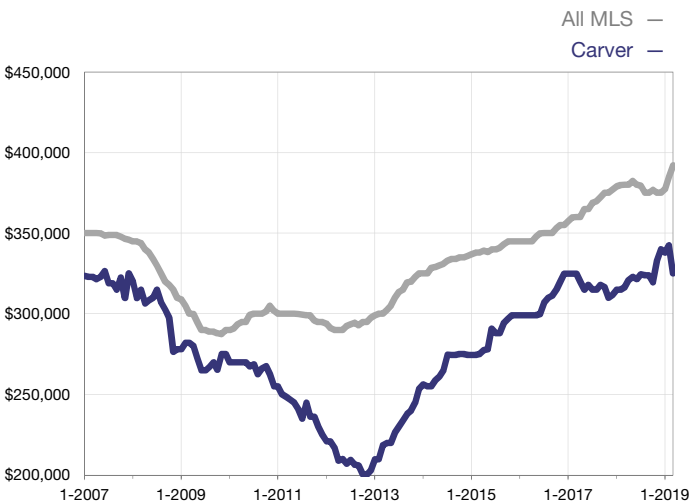
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### Condominium Properties

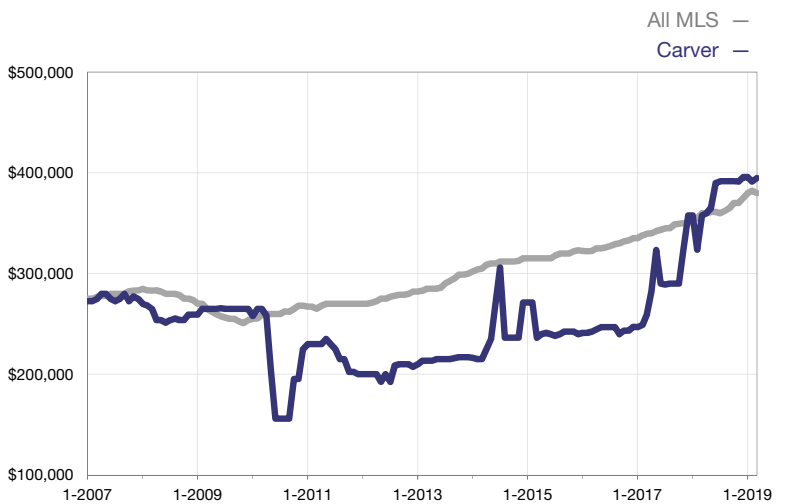
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	2	0.0%	4	3	- 25.0%
Closed Sales	1	0	- 100.0%	4	0	- 100.0%
Median Sales Price*	\$391,310	<b>\$0</b>	- 100.0%	\$395,655	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.3	--	--	--	--
Cumulative Days on Market Until Sale	14	0	- 100.0%	43	0	- 100.0%
Percent of Original List Price Received*	100.4%	<b>0.0%</b>	- 100.0%	100.8%	<b>0.0%</b>	- 100.0%
New Listings	1	1	0.0%	3	3	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 – March 2019

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## Cohasset

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	16	12	- 25.0%	29	28	- 3.4%
Closed Sales	8	5	- 37.5%	18	16	- 11.1%
Median Sales Price*	\$1,085,000	<b>\$830,000</b>	- 23.5%	\$687,800	<b>\$835,000</b>	+ 21.4%
Inventory of Homes for Sale	50	60	+ 20.0%	--	--	--
Months Supply of Inventory	4.5	5.8	+ 28.9%	--	--	--
Cumulative Days on Market Until Sale	160	134	- 16.3%	134	165	+ 23.1%
Percent of Original List Price Received*	89.6%	89.7%	+ 0.1%	89.2%	89.6%	+ 0.4%
New Listings	20	30	+ 50.0%	39	58	+ 48.7%

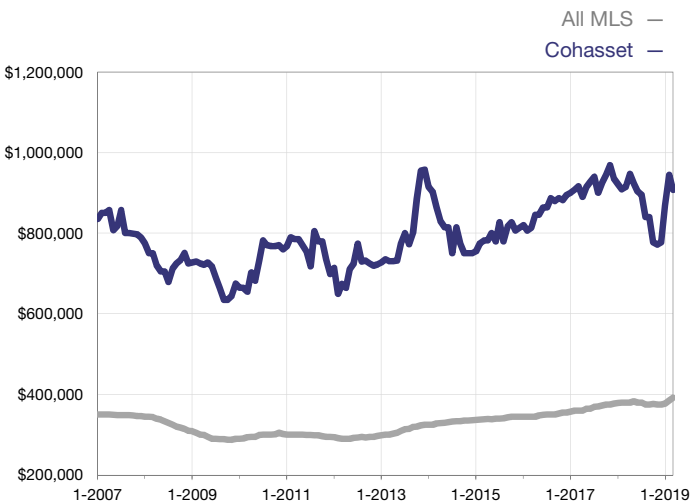
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### Condominium Properties

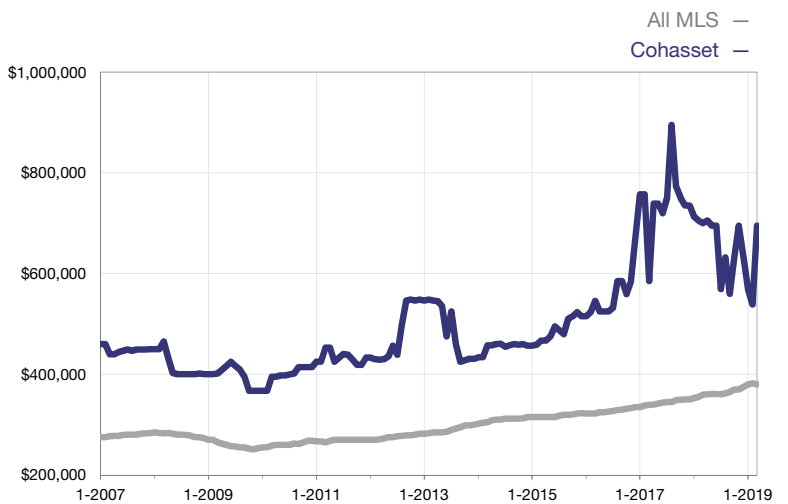
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	1	0.0%	6	3	- 50.0%
Closed Sales	3	0	- 100.0%	5	0	- 100.0%
Median Sales Price*	\$440,000	<b>\$0</b>	- 100.0%	\$509,000	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	11	8	- 27.3%	--	--	--
Months Supply of Inventory	5.2	4.0	- 23.1%	--	--	--
Cumulative Days on Market Until Sale	149	0	- 100.0%	186	0	- 100.0%
Percent of Original List Price Received*	91.2%	0.0%	- 100.0%	93.0%	0.0%	- 100.0%
New Listings	2	2	0.0%	7	8	+ 14.3%

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## Duxbury

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	29	20	- 31.0%	50	39	- 22.0%
Closed Sales	9	8	- 11.1%	26	24	- 7.7%
Median Sales Price*	\$560,000	<b>\$730,000</b>	+ 30.4%	\$580,000	<b>\$660,000</b>	+ 13.8%
Inventory of Homes for Sale	50	60	+ 20.0%	--	--	--
Months Supply of Inventory	2.9	3.4	+ 17.2%	--	--	--
Cumulative Days on Market Until Sale	60	99	+ 65.0%	95	101	+ 6.3%
Percent of Original List Price Received*	95.4%	95.0%	- 0.4%	96.8%	92.4%	- 4.5%
New Listings	36	30	- 16.7%	70	72	+ 2.9%

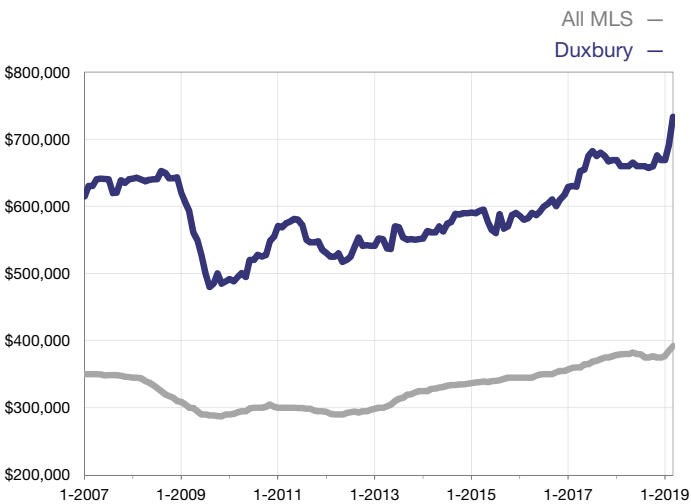
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### Condominium Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	1	0.0%	3	5	+ 66.7%
Closed Sales	1	2	+ 100.0%	5	3	- 40.0%
Median Sales Price*	\$320,000	<b>\$447,500</b>	+ 39.8%	\$545,000	<b>\$425,000</b>	- 22.0%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	3.1	2.2	- 29.0%	--	--	--
Cumulative Days on Market Until Sale	20	153	+ 665.0%	44	115	+ 161.4%
Percent of Original List Price Received*	100.0%	93.0%	- 7.0%	98.4%	94.2%	- 4.3%
New Listings	3	3	0.0%	7	3	- 57.1%

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### Median Sales Price – Condominium Properties Rolling 12-Month Calculation



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# Local Market Update – March 2019

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## East Bridgewater

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	12	17	+ 41.7%	32	30	- 6.3%
Closed Sales	5	7	+ 40.0%	22	24	+ 9.1%
Median Sales Price*	\$335,000	<b>\$390,000</b>	+ 16.4%	\$340,000	<b>\$379,950</b>	+ 11.8%
Inventory of Homes for Sale	19	27	+ 42.1%	--	--	--
Months Supply of Inventory	1.5	2.2	+ 46.7%	--	--	--
Cumulative Days on Market Until Sale	56	18	- 67.9%	56	82	+ 46.4%
Percent of Original List Price Received*	104.0%	100.6%	- 3.3%	97.9%	97.2%	- 0.7%
New Listings	6	24	+ 300.0%	30	50	+ 66.7%

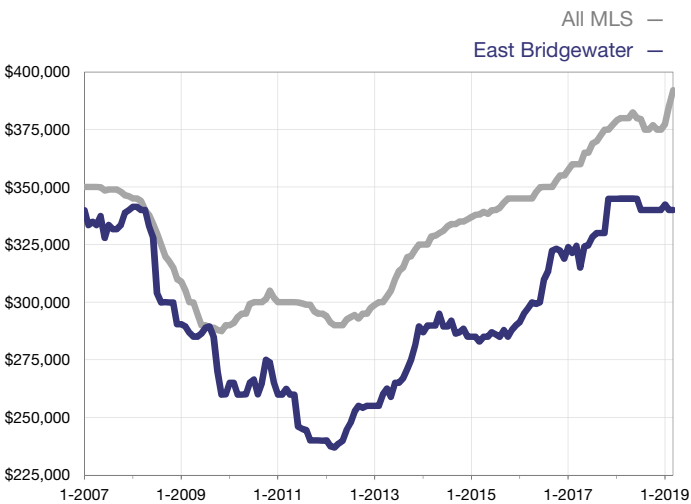
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### Condominium Properties

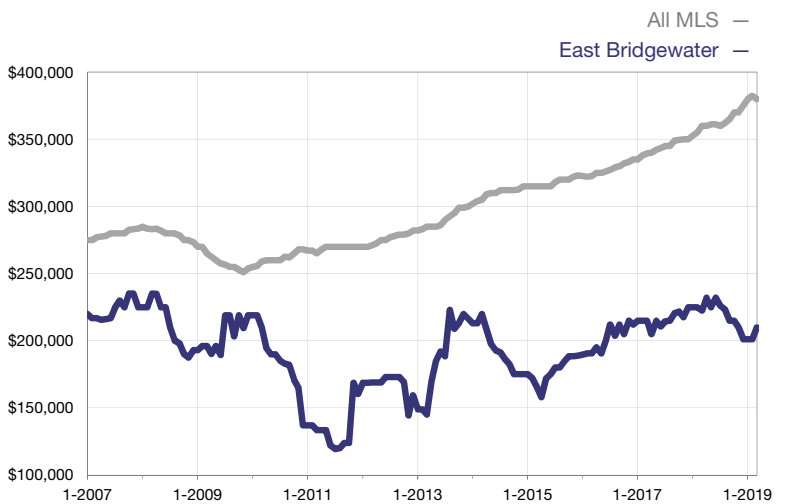
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	3	- 25.0%	6	10	+ 66.7%
Closed Sales	2	3	+ 50.0%	4	13	+ 225.0%
Median Sales Price*	\$187,750	<b>\$299,900</b>	+ 59.7%	\$187,750	<b>\$256,500</b>	+ 36.6%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--
Months Supply of Inventory	1.5	0.3	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	22	56	+ 154.5%	23	61	+ 165.2%
Percent of Original List Price Received*	100.4%	101.1%	+ 0.7%	108.3%	95.9%	- 11.4%
New Listings	3	4	+ 33.3%	6	8	+ 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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## Halifax

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	4	+ 100.0%	11	19	+ 72.7%
Closed Sales	5	8	+ 60.0%	8	20	+ 150.0%
Median Sales Price*	\$348,000	<b>\$351,000</b>	+ 0.9%	\$305,500	<b>\$336,000</b>	+ 10.0%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	1.9	2.0	+ 5.3%	--	--	--
Cumulative Days on Market Until Sale	35	37	+ 5.7%	42	84	+ 100.0%
Percent of Original List Price Received*	102.6%	101.2%	- 1.4%	99.5%	99.2%	- 0.3%
New Listings	3	10	+ 233.3%	13	27	+ 107.7%

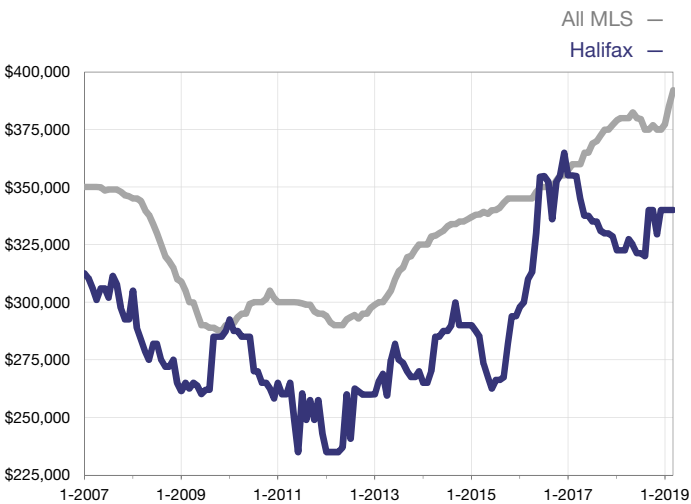
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### Condominium Properties

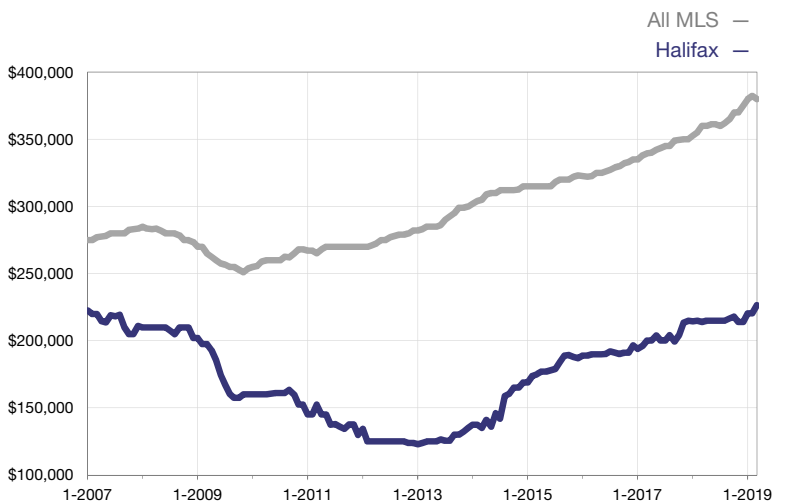
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	3	+ 200.0%	2	4	+ 100.0%
Closed Sales	1	2	+ 100.0%	2	6	+ 200.0%
Median Sales Price*	\$184,500	<b>\$232,500</b>	+ 26.0%	\$196,450	<b>\$227,500</b>	+ 15.8%
Inventory of Homes for Sale	10	1	- 90.0%	--	--	--
Months Supply of Inventory	4.3	0.4	- 90.7%	--	--	--
Cumulative Days on Market Until Sale	26	24	- 7.7%	24	33	+ 37.5%
Percent of Original List Price Received*	102.6%	100.5%	- 2.0%	100.9%	98.0%	- 2.9%
New Listings	5	2	- 60.0%	11	5	- 54.5%

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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 – March 2019

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## Hanover

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	18	14	- 22.2%	30	33	+ 10.0%
Closed Sales	11	11	0.0%	32	22	- 31.3%
Median Sales Price*	\$632,500	<b>\$470,000</b>	- 25.7%	\$619,075	<b>\$494,000</b>	- 20.2%
Inventory of Homes for Sale	20	25	+ 25.0%	--	--	--
Months Supply of Inventory	1.2	2.1	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	96	42	- 56.3%	91	48	- 47.3%
Percent of Original List Price Received*	95.3%	<b>96.3%</b>	+ 1.0%	96.8%	<b>96.3%</b>	- 0.5%
New Listings	15	24	+ 60.0%	37	49	+ 32.4%

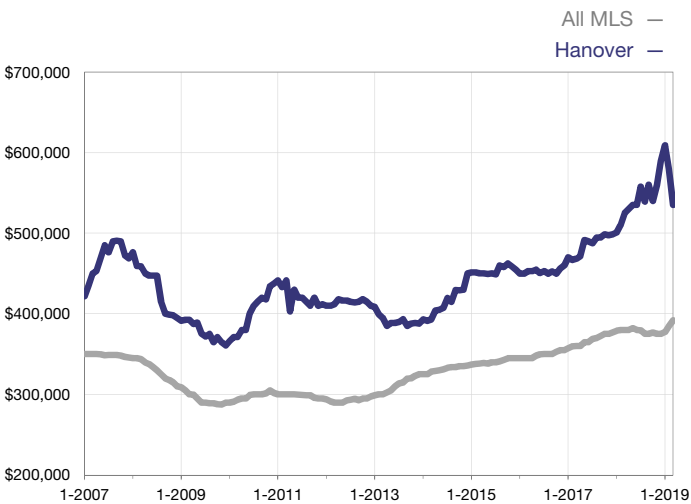
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### Condominium Properties

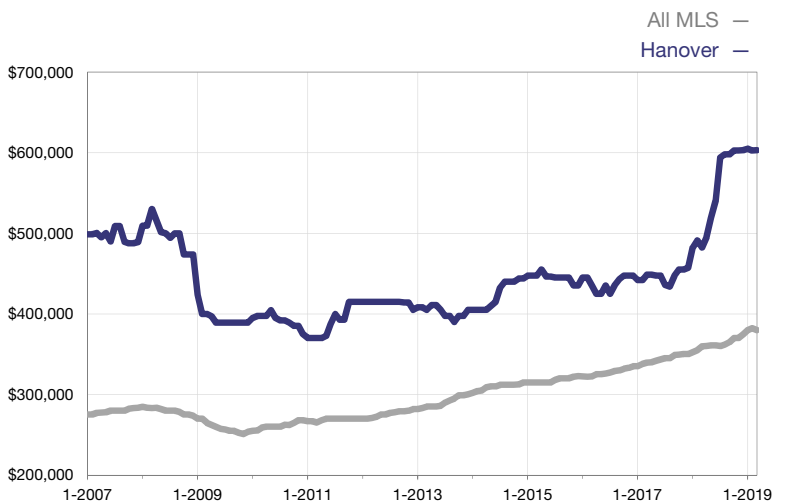
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	2	- 50.0%	8	8	0.0%
Closed Sales	3	2	- 33.3%	8	8	0.0%
Median Sales Price*	\$480,000	<b>\$537,500</b>	+ 12.0%	\$602,303	<b>\$477,700</b>	- 20.7%
Inventory of Homes for Sale	17	14	- 17.6%	--	--	--
Months Supply of Inventory	6.0	5.3	- 11.7%	--	--	--
Cumulative Days on Market Until Sale	68	75	+ 10.3%	103	82	- 20.4%
Percent of Original List Price Received*	98.6%	<b>99.6%</b>	+ 1.0%	101.8%	<b>99.8%</b>	- 2.0%
New Listings	5	3	- 40.0%	23	15	- 34.8%

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### Median Sales Price – Condominium Properties Rolling 12-Month Calculation



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# Local Market Update – March 2019

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## Hanson

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	16	+ 300.0%	19	30	+ 57.9%
Closed Sales	8	8	0.0%	16	17	+ 6.3%
Median Sales Price*	\$358,000	\$420,000	+ 17.3%	\$361,500	\$374,900	+ 3.7%
Inventory of Homes for Sale	14	9	- 35.7%	--	--	--
Months Supply of Inventory	1.5	0.9	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	90	58	- 35.6%	70	47	- 32.9%
Percent of Original List Price Received*	94.1%	96.0%	+ 2.0%	95.1%	95.4%	+ 0.3%
New Listings	6	11	+ 83.3%	20	30	+ 50.0%

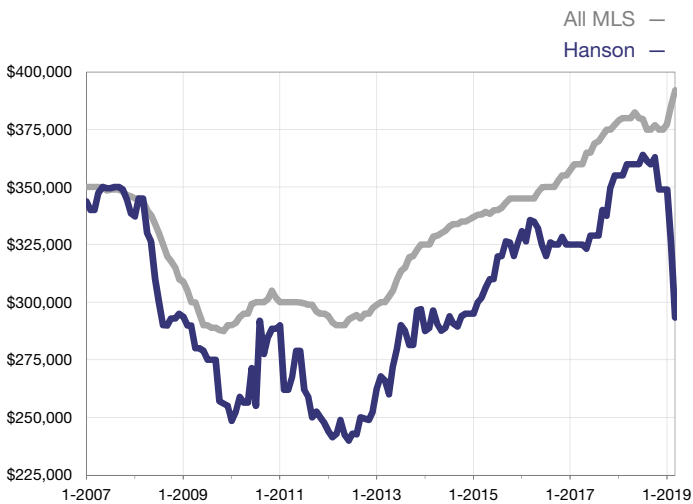
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### Condominium Properties

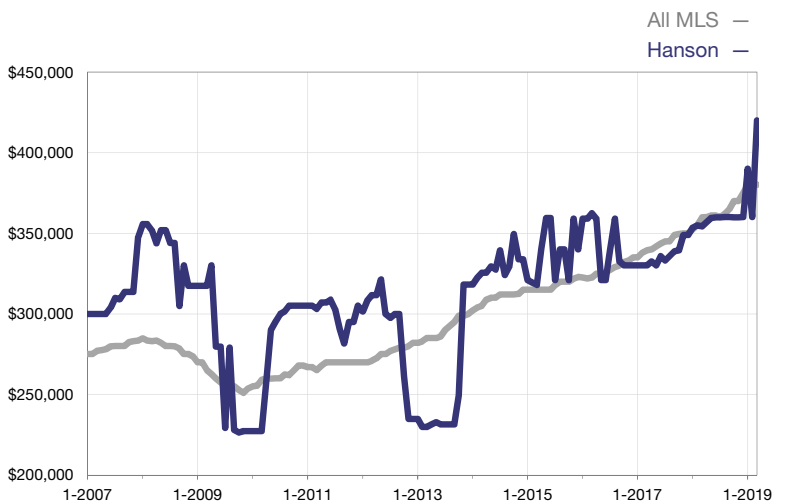
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	2	4	+ 100.0%	4	7	+ 75.0%
Closed Sales	2	2	0.0%	6	5	- 16.7%
Median Sales Price*	\$232,450	\$377,950	+ 62.6%	\$358,900	\$389,900	+ 8.6%
Inventory of Homes for Sale	9	5	- 44.4%	--	--	--
Months Supply of Inventory	2.3	1.7	- 26.1%	--	--	--
Cumulative Days on Market Until Sale	52	108	+ 107.7%	50	74	+ 48.0%
Percent of Original List Price Received*	98.7%	98.4%	- 0.3%	101.1%	99.4%	- 1.7%
New Listings	0	3	--	6	7	+ 16.7%

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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 – March 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hingham

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	29	37	+ 27.6%	69	71	+ 2.9%
Closed Sales	14	18	+ 28.6%	44	40	- 9.1%
Median Sales Price*	\$753,750	<b>\$677,000</b>	- 10.2%	\$708,000	<b>\$737,500</b>	+ 4.2%
Inventory of Homes for Sale	58	70	+ 20.7%	--	--	--
Months Supply of Inventory	2.8	3.0	+ 7.1%	--	--	--
Cumulative Days on Market Until Sale	87	70	- 19.5%	103	99	- 3.9%
Percent of Original List Price Received*	94.3%	<b>93.8%</b>	- 0.5%	94.2%	<b>91.9%</b>	- 2.4%
New Listings	38	48	+ 26.3%	92	100	+ 8.7%

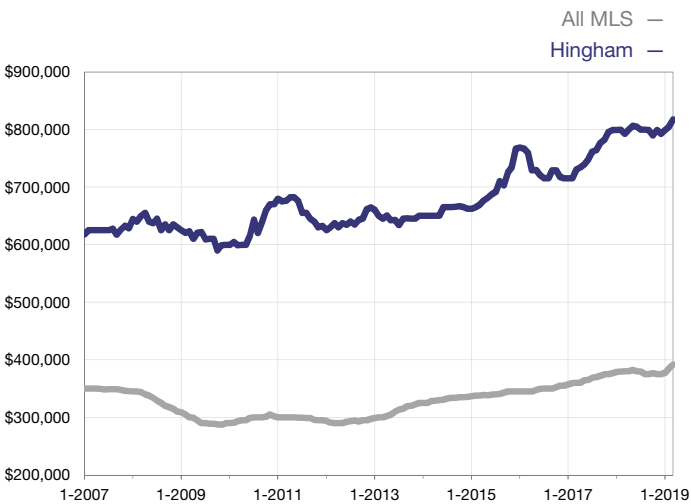
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### Condominium Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	8	9	+ 12.5%	14	20	+ 42.9%
Closed Sales	0	41	--	6	44	+ 633.3%
Median Sales Price*	\$0	<b>\$749,000</b>	--	\$324,500	<b>\$744,000</b>	+ 129.3%
Inventory of Homes for Sale	18	19	+ 5.6%	--	--	--
Months Supply of Inventory	2.8	2.5	- 10.7%	--	--	--
Cumulative Days on Market Until Sale	0	46	--	27	46	+ 70.4%
Percent of Original List Price Received*	0.0%	<b>98.0%</b>	--	97.2%	<b>97.8%</b>	+ 0.6%
New Listings	11	6	- 45.5%	22	28	+ 27.3%

\* 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 – March 2019

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## Holbrook

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	8	12	+ 50.0%	35	31	- 11.4%
Closed Sales	18	10	- 44.4%	36	34	- 5.6%
Median Sales Price*	\$326,000	<b>\$352,000</b>	+ 8.0%	\$326,000	<b>\$357,000</b>	+ 9.5%
Inventory of Homes for Sale	14	19	+ 35.7%	--	--	--
Months Supply of Inventory	1.0	1.5	+ 50.0%	--	--	--
Cumulative Days on Market Until Sale	57	49	- 14.0%	55	51	- 7.3%
Percent of Original List Price Received*	97.9%	<b>103.4%</b>	+ 5.6%	97.4%	<b>98.9%</b>	+ 1.5%
New Listings	11	12	+ 9.1%	37	38	+ 2.7%

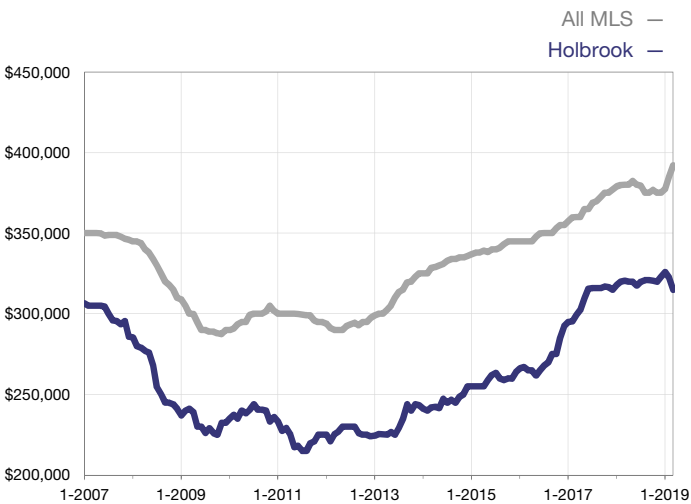
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### Condominium Properties

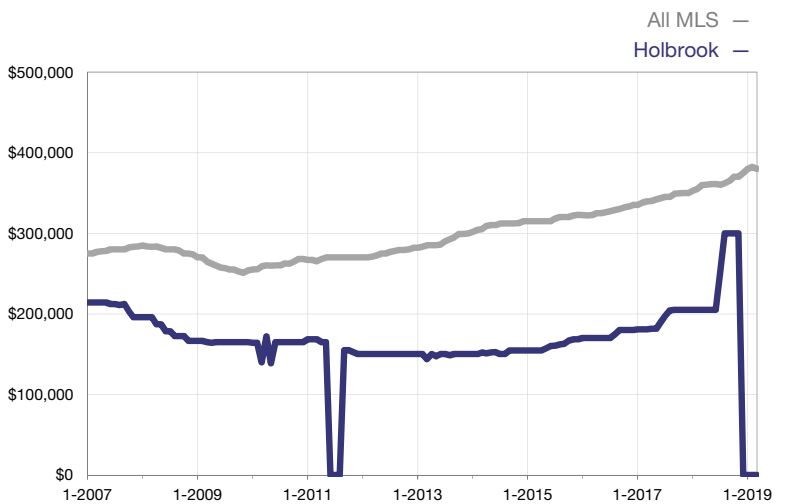
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	6	--	0	14	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$199,900</b>	--
Inventory of Homes for Sale	0	6	--	--	--	--
Months Supply of Inventory	0.0	6.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	59	--
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>95.2%</b>	--
New Listings	0	1	--	0	20	--

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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 – March 2019

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## Hull

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	5	11	+ 120.0%	19	35	+ 84.2%
Closed Sales	8	10	+ 25.0%	15	29	+ 93.3%
Median Sales Price*	\$352,500	<b>\$416,000</b>	+ 18.0%	\$337,000	<b>\$435,000</b>	+ 29.1%
Inventory of Homes for Sale	22	39	+ 77.3%	--	--	--
Months Supply of Inventory	2.2	3.1	+ 40.9%	--	--	--
Cumulative Days on Market Until Sale	69	93	+ 34.8%	70	88	+ 25.7%
Percent of Original List Price Received*	98.2%	92.0%	- 6.3%	96.5%	91.9%	- 4.8%
New Listings	15	27	+ 80.0%	29	52	+ 79.3%

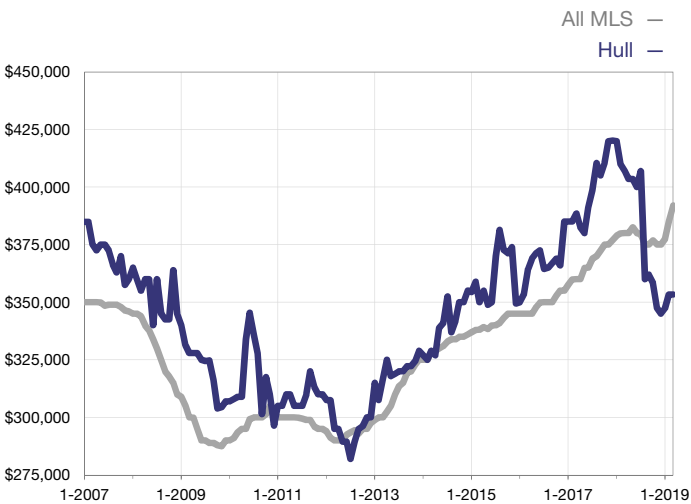
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### Condominium Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	7	+ 133.3%	15	11	- 26.7%
Closed Sales	6	2	- 66.7%	18	11	- 38.9%
Median Sales Price*	\$345,500	<b>\$222,950</b>	- 35.5%	\$306,000	<b>\$266,500</b>	- 12.9%
Inventory of Homes for Sale	11	31	+ 181.8%	--	--	--
Months Supply of Inventory	2.1	6.0	+ 185.7%	--	--	--
Cumulative Days on Market Until Sale	57	40	- 29.8%	87	102	+ 17.2%
Percent of Original List Price Received*	94.3%	93.3%	- 1.1%	94.2%	91.5%	- 2.9%
New Listings	5	14	+ 180.0%	16	30	+ 87.5%

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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 – March 2019

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## Kingston

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	15	28	+ 86.7%	42	50	+ 19.0%
Closed Sales	16	9	- 43.8%	36	27	- 25.0%
Median Sales Price*	\$447,500	<b>\$451,050</b>	+ 0.8%	\$427,500	<b>\$410,000</b>	- 4.1%
Inventory of Homes for Sale	35	37	+ 5.7%	--	--	--
Months Supply of Inventory	2.1	2.6	+ 23.8%	--	--	--
Cumulative Days on Market Until Sale	88	58	- 34.1%	98	67	- 31.6%
Percent of Original List Price Received*	95.9%	104.1%	+ 8.6%	94.8%	96.9%	+ 2.2%
New Listings	26	37	+ 42.3%	51	66	+ 29.4%

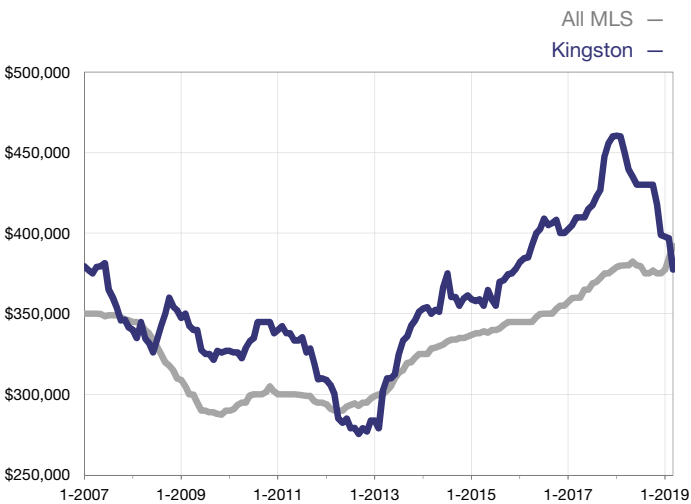
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### Condominium Properties

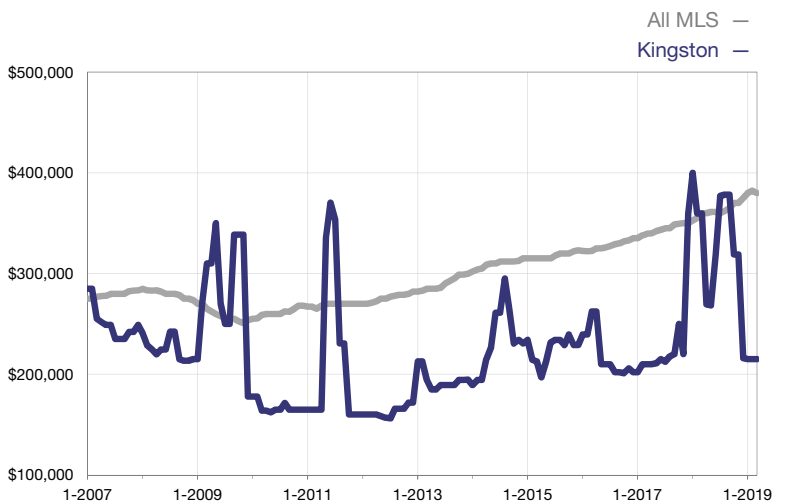
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	0	- 100.0%	2	0	- 100.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$465,000	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	2	5	+ 150.0%	--	--	--
Months Supply of Inventory	1.5	3.8	+ 153.3%	--	--	--
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	3	5	+ 66.7%	5	5	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 – March 2019

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## Marshfield

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	33	37	+ 12.1%	67	77	+ 14.9%
Closed Sales	18	29	+ 61.1%	38	62	+ 63.2%
Median Sales Price*	\$439,950	<b>\$416,000</b>	- 5.4%	\$427,500	<b>\$439,450</b>	+ 2.8%
Inventory of Homes for Sale	57	59	+ 3.5%	--	--	--
Months Supply of Inventory	2.3	2.2	- 4.3%	--	--	--
Cumulative Days on Market Until Sale	70	95	+ 35.7%	72	76	+ 5.6%
Percent of Original List Price Received*	97.0%	96.7%	- 0.3%	94.4%	98.2%	+ 4.0%
New Listings	38	31	- 18.4%	92	88	- 4.3%

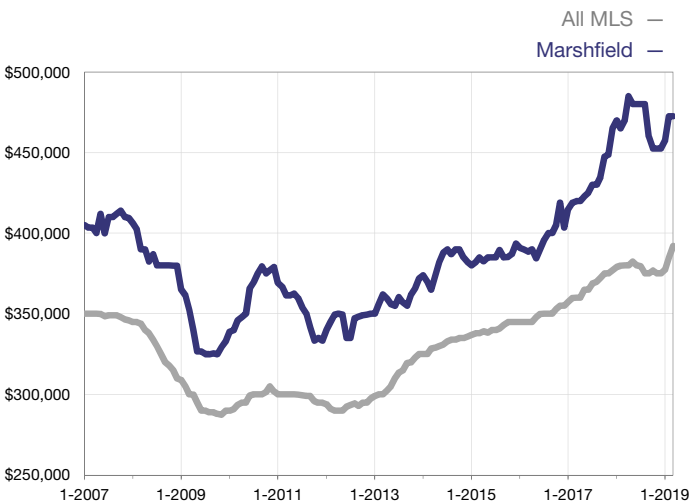
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### Condominium Properties

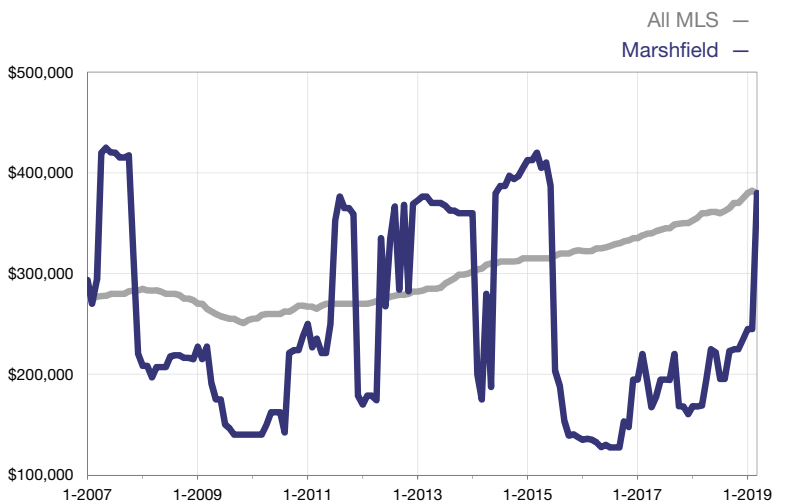
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	3	- 25.0%	12	13	+ 8.3%
Closed Sales	4	6	+ 50.0%	7	10	+ 42.9%
Median Sales Price*	\$192,000	<b>\$427,500</b>	+ 122.7%	\$169,000	<b>\$328,750</b>	+ 94.5%
Inventory of Homes for Sale	18	4	- 77.8%	--	--	--
Months Supply of Inventory	5.5	0.7	- 87.3%	--	--	--
Cumulative Days on Market Until Sale	36	70	+ 94.4%	59	137	+ 132.2%
Percent of Original List Price Received*	99.1%	95.9%	- 3.2%	96.0%	92.7%	- 3.4%
New Listings	3	5	+ 66.7%	12	12	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 – March 2019

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## Norwell

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	13	14	+ 7.7%	40	29	- 27.5%
Closed Sales	14	7	- 50.0%	30	25	- 16.7%
Median Sales Price*	\$592,500	\$690,000	+ 16.5%	\$602,000	\$635,000	+ 5.5%
Inventory of Homes for Sale	45	43	- 4.4%	--	--	--
Months Supply of Inventory	3.5	3.1	- 11.4%	--	--	--
Cumulative Days on Market Until Sale	76	69	- 9.2%	78	101	+ 29.5%
Percent of Original List Price Received*	95.5%	97.3%	+ 1.9%	95.5%	95.8%	+ 0.3%
New Listings	16	25	+ 56.3%	55	48	- 12.7%

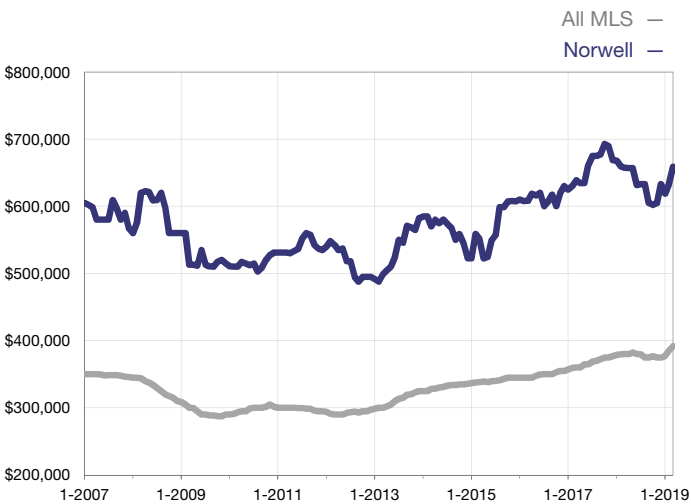
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### Condominium Properties

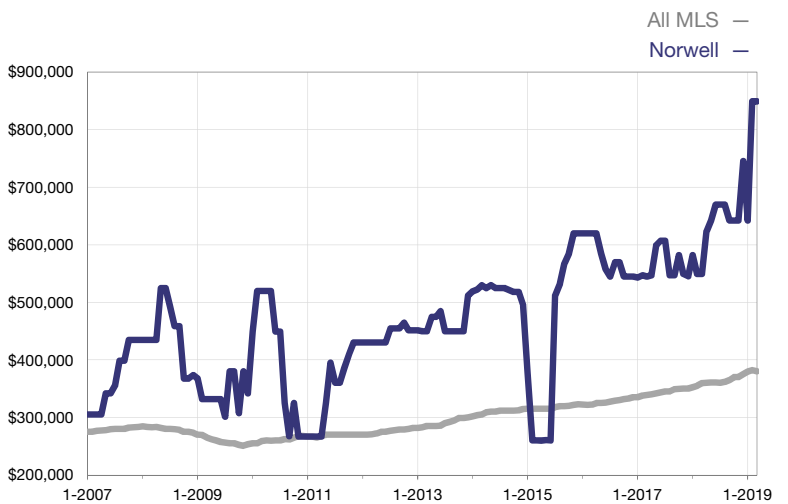
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	1	--	4	3	- 25.0%
Closed Sales	0	3	--	3	3	0.0%
Median Sales Price*	\$0	\$660,000	--	\$549,000	\$660,000	+ 20.2%
Inventory of Homes for Sale	11	11	0.0%	--	--	--
Months Supply of Inventory	8.0	4.9	- 38.8%	--	--	--
Cumulative Days on Market Until Sale	0	35	--	228	35	- 84.6%
Percent of Original List Price Received*	0.0%	98.9%	--	98.6%	98.9%	+ 0.3%
New Listings	0	2	--	7	6	- 14.3%

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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 – March 2019

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## Pembroke

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	17	15	- 11.8%	53	41	- 22.6%
Closed Sales	19	10	- 47.4%	44	31	- 29.5%
Median Sales Price*	\$375,000	<b>\$379,750</b>	+ 1.3%	\$398,500	<b>\$415,000</b>	+ 4.1%
Inventory of Homes for Sale	35	38	+ 8.6%	--	--	--
Months Supply of Inventory	1.9	2.1	+ 10.5%	--	--	--
Cumulative Days on Market Until Sale	114	55	- 51.8%	92	71	- 22.8%
Percent of Original List Price Received*	93.8%	<b>93.8%</b>	0.0%	94.9%	<b>94.6%</b>	- 0.3%
New Listings	16	15	- 6.3%	51	46	- 9.8%

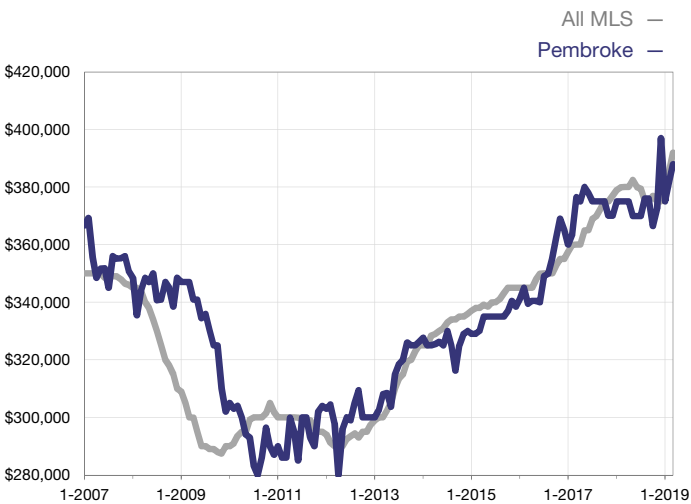
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### Condominium Properties

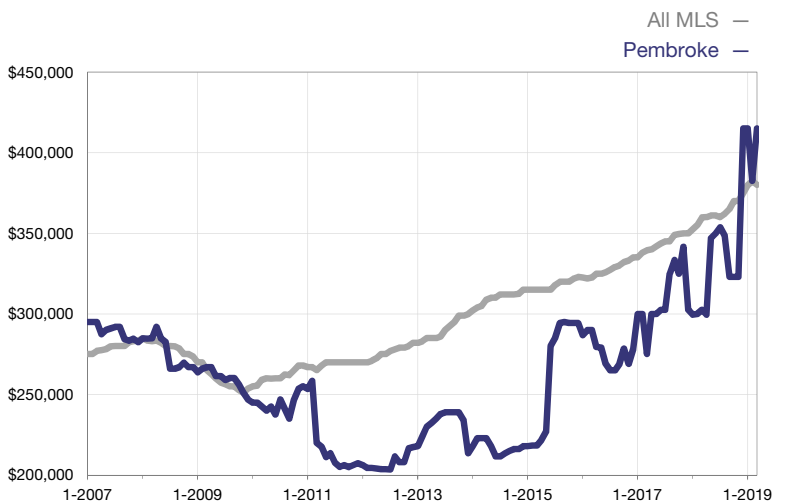
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	2	- 50.0%	8	4	- 50.0%
Closed Sales	3	2	- 33.3%	4	6	+ 50.0%
Median Sales Price*	\$262,500	<b>\$253,750</b>	- 3.3%	\$340,750	<b>\$305,000</b>	- 10.5%
Inventory of Homes for Sale	5	5	0.0%	--	--	--
Months Supply of Inventory	1.1	1.3	+ 18.2%	--	--	--
Cumulative Days on Market Until Sale	30	57	+ 90.0%	42	83	+ 97.6%
Percent of Original List Price Received*	97.6%	<b>93.0%</b>	- 4.7%	97.5%	<b>96.6%</b>	- 0.9%
New Listings	6	2	- 66.7%	11	4	- 63.6%

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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 – March 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Plymouth

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	74	<b>76</b>	+ 2.7%	196	<b>170</b>	- 13.3%
Closed Sales	62	<b>57</b>	- 8.1%	155	<b>141</b>	- 9.0%
Median Sales Price*	\$379,900	<b>\$394,500</b>	+ 3.8%	\$355,000	<b>\$380,000</b>	+ 7.0%
Inventory of Homes for Sale	210	<b>200</b>	- 4.8%	--	--	--
Months Supply of Inventory	2.8	<b>2.7</b>	- 3.6%	--	--	--
Cumulative Days on Market Until Sale	128	<b>93</b>	- 27.3%	104	<b>97</b>	- 6.7%
Percent of Original List Price Received*	97.4%	<b>97.8%</b>	+ 0.4%	96.5%	<b>95.5%</b>	- 1.0%
New Listings	92	<b>98</b>	+ 6.5%	220	<b>250</b>	+ 13.6%

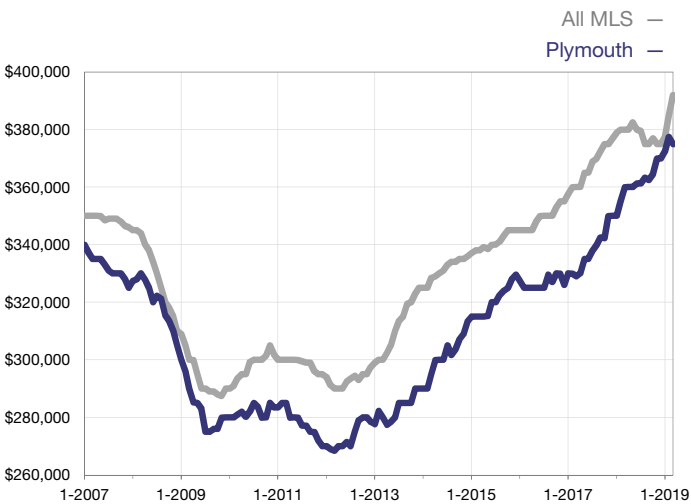
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### Condominium Properties

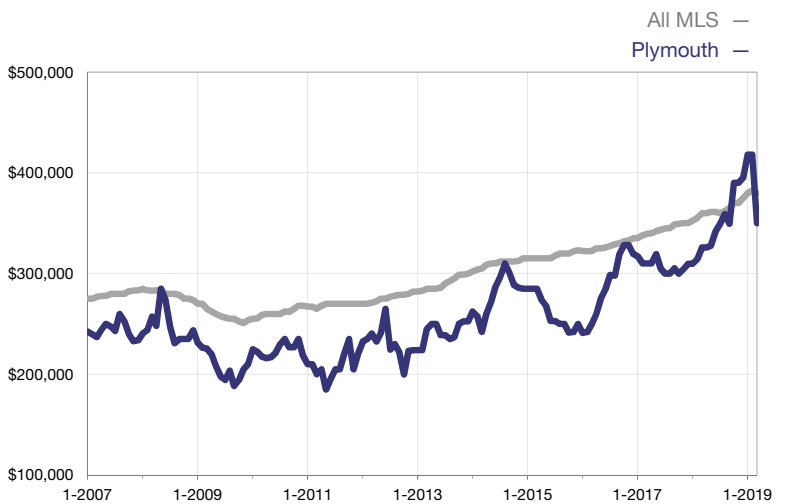
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	25	<b>58</b>	+ 132.0%	94	<b>112</b>	+ 19.1%
Closed Sales	24	<b>26</b>	+ 8.3%	57	<b>66</b>	+ 15.8%
Median Sales Price*	\$481,661	<b>\$488,129</b>	+ 1.3%	\$418,000	<b>\$420,000</b>	+ 0.5%
Inventory of Homes for Sale	98	<b>92</b>	- 6.1%	--	--	--
Months Supply of Inventory	3.8	<b>3.3</b>	- 13.2%	--	--	--
Cumulative Days on Market Until Sale	46	<b>87</b>	+ 89.1%	64	<b>73</b>	+ 14.1%
Percent of Original List Price Received*	101.2%	<b>100.4%</b>	- 0.8%	99.1%	<b>100.1%</b>	+ 1.0%
New Listings	34	<b>69</b>	+ 102.9%	111	<b>137</b>	+ 23.4%

\* 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 – March 2019

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## Plympton

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	5	+ 400.0%	4	8	+ 100.0%
Closed Sales	0	1	--	1	5	+ 400.0%
Median Sales Price*	\$0	\$530,000	--	\$505,000	\$410,000	- 18.8%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	1.4	2.3	+ 64.3%	--	--	--
Cumulative Days on Market Until Sale	0	110	--	60	69	+ 15.0%
Percent of Original List Price Received*	0.0%	96.5%	--	96.2%	98.7%	+ 2.6%
New Listings	2	6	+ 200.0%	5	8	+ 60.0%

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

### Condominium Properties

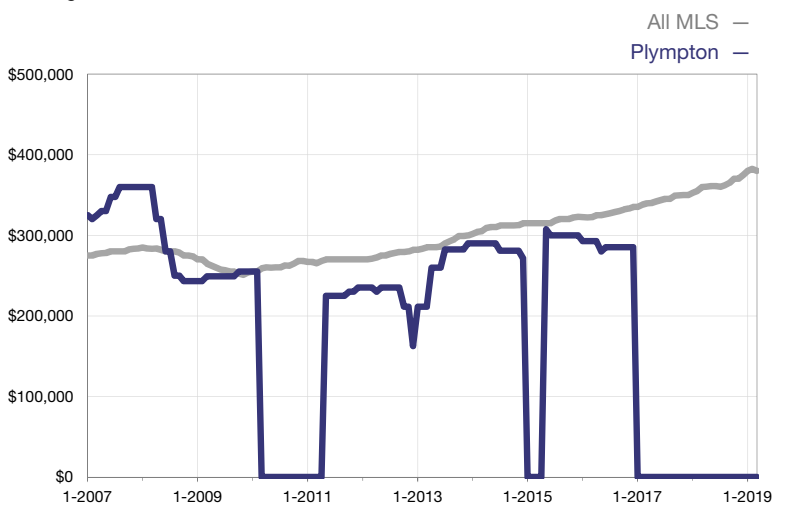
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	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 – March 2019

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## Quincy

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	34	32	- 5.9%	89	71	- 20.2%
Closed Sales	29	20	- 31.0%	77	61	- 20.8%
Median Sales Price*	\$513,000	<b>\$497,500</b>	- 3.0%	\$479,000	<b>\$500,000</b>	+ 4.4%
Inventory of Homes for Sale	44	65	+ 47.7%	--	--	--
Months Supply of Inventory	1.1	1.6	+ 45.5%	--	--	--
Cumulative Days on Market Until Sale	51	59	+ 15.7%	56	59	+ 5.4%
Percent of Original List Price Received*	98.9%	<b>96.4%</b>	- 2.5%	97.5%	<b>95.9%</b>	- 1.6%
New Listings	37	62	+ 67.6%	105	104	- 1.0%

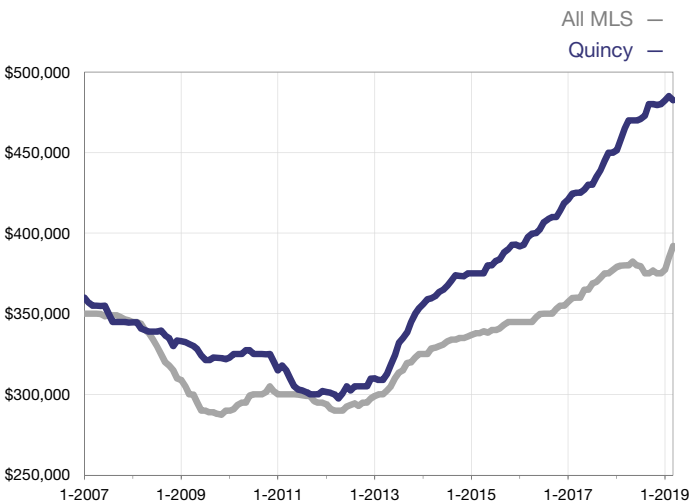
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### Condominium Properties

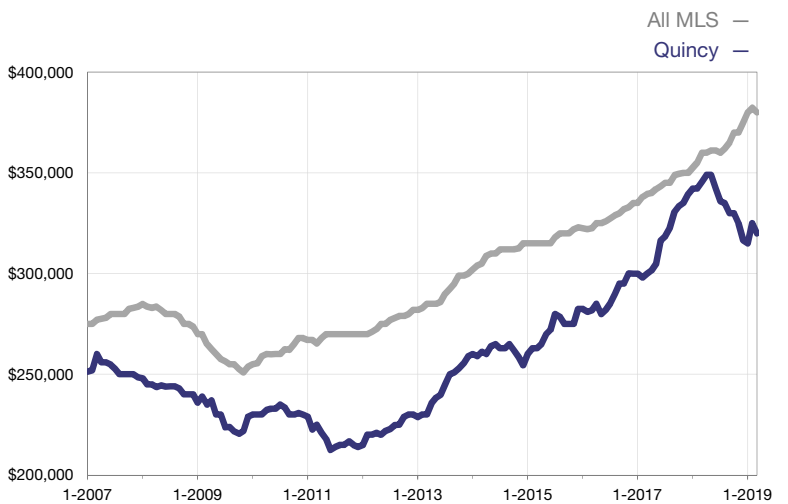
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	30	41	+ 36.7%	86	91	+ 5.8%
Closed Sales	28	31	+ 10.7%	89	76	- 14.6%
Median Sales Price*	\$343,250	<b>\$344,000</b>	+ 0.2%	\$315,000	<b>\$388,318</b>	+ 23.3%
Inventory of Homes for Sale	32	65	+ 103.1%	--	--	--
Months Supply of Inventory	0.7	1.9	+ 171.4%	--	--	--
Cumulative Days on Market Until Sale	71	33	- 53.5%	58	60	+ 3.4%
Percent of Original List Price Received*	101.6%	<b>99.0%</b>	- 2.6%	98.8%	<b>97.5%</b>	- 1.3%
New Listings	39	56	+ 43.6%	92	125	+ 35.9%

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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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# Local Market Update – March 2019

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## Rockland

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	13	15	+ 15.4%	39	40	+ 2.6%
Closed Sales	12	20	+ 66.7%	33	33	0.0%
Median Sales Price*	\$357,000	<b>\$342,500</b>	- 4.1%	\$340,000	<b>\$350,000</b>	+ 2.9%
Inventory of Homes for Sale	15	11	- 26.7%	--	--	--
Months Supply of Inventory	1.0	0.7	- 30.0%	--	--	--
Cumulative Days on Market Until Sale	30	59	+ 96.7%	48	58	+ 20.8%
Percent of Original List Price Received*	102.2%	99.0%	- 3.1%	98.7%	98.6%	- 0.1%
New Listings	15	13	- 13.3%	40	39	- 2.5%

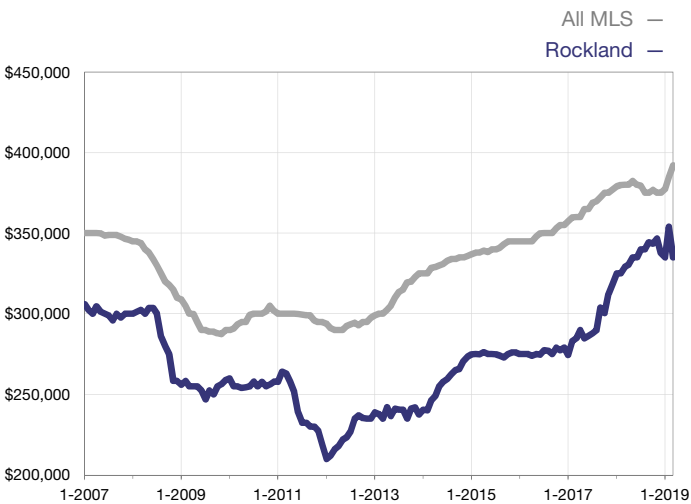
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### Condominium Properties

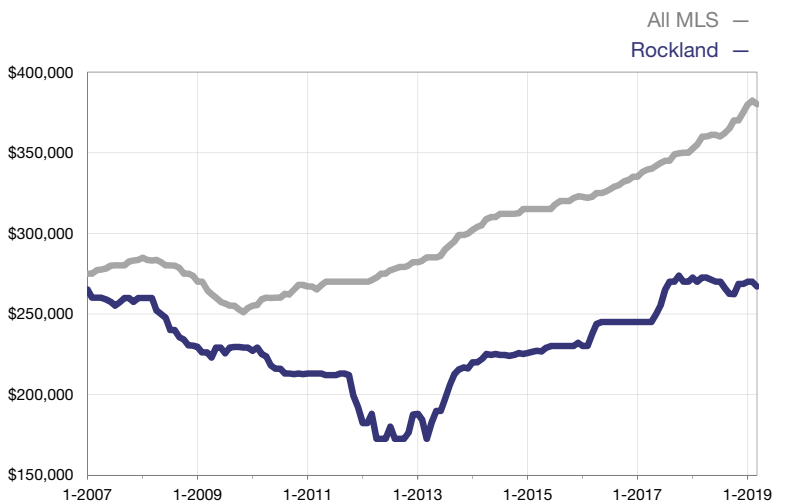
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	3	9	+ 200.0%	11	15	+ 36.4%
Closed Sales	3	4	+ 33.3%	9	7	- 22.2%
Median Sales Price*	\$305,000	<b>\$314,450</b>	+ 3.1%	\$270,000	<b>\$274,900</b>	+ 1.8%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	0.5	0.6	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	23	15	- 34.8%	37	34	- 8.1%
Percent of Original List Price Received*	99.9%	100.3%	+ 0.4%	98.6%	98.5%	- 0.1%
New Listings	4	6	+ 50.0%	13	16	+ 23.1%

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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 – March 2019

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## Scituate

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	20	23	+ 15.0%	51	65	+ 27.5%
Closed Sales	24	24	0.0%	56	37	- 33.9%
Median Sales Price*	\$539,750	\$577,750	+ 7.0%	\$560,000	\$562,500	+ 0.4%
Inventory of Homes for Sale	40	71	+ 77.5%	--	--	--
Months Supply of Inventory	1.5	3.1	+ 106.7%	--	--	--
Cumulative Days on Market Until Sale	84	94	+ 11.9%	91	97	+ 6.6%
Percent of Original List Price Received*	93.4%	94.8%	+ 1.5%	92.7%	94.3%	+ 1.7%
New Listings	22	32	+ 45.5%	50	93	+ 86.0%

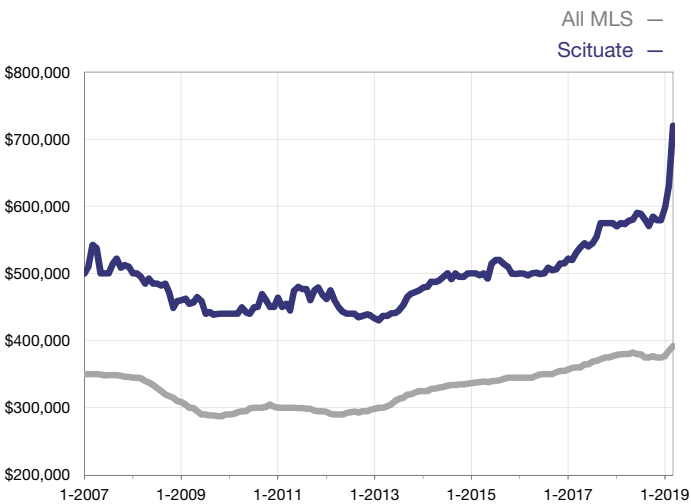
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### Condominium Properties

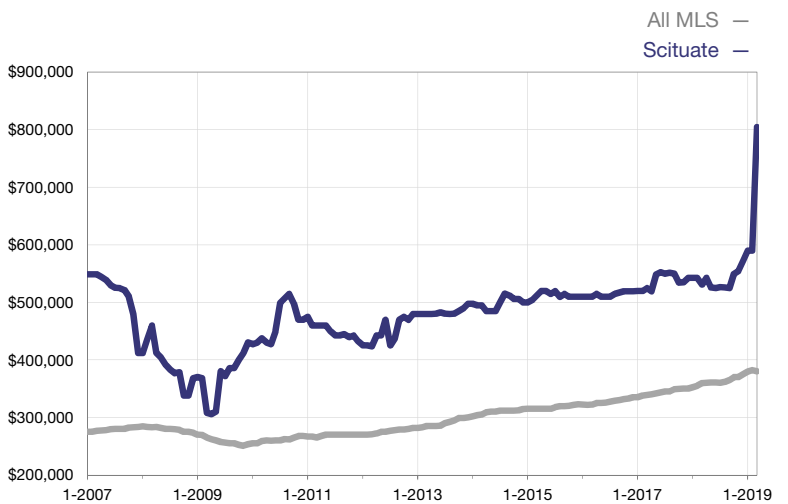
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	0	6	--	9	10	+ 11.1%
Closed Sales	5	3	- 40.0%	6	4	- 33.3%
Median Sales Price*	\$429,000	\$648,888	+ 51.3%	\$407,000	\$534,444	+ 31.3%
Inventory of Homes for Sale	7	13	+ 85.7%	--	--	--
Months Supply of Inventory	1.5	4.1	+ 173.3%	--	--	--
Cumulative Days on Market Until Sale	37	126	+ 240.5%	62	107	+ 72.6%
Percent of Original List Price Received*	98.9%	93.2%	- 5.8%	97.4%	93.4%	- 4.1%
New Listings	1	7	+ 600.0%	10	17	+ 70.0%

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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 – March 2019

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## Weymouth

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	46	47	+ 2.2%	115	101	- 12.2%
Closed Sales	31	28	- 9.7%	93	77	- 17.2%
Median Sales Price*	\$380,000	<b>\$422,000</b>	+ 11.1%	\$385,000	<b>\$415,000</b>	+ 7.8%
Inventory of Homes for Sale	50	47	- 6.0%	--	--	--
Months Supply of Inventory	0.9	1.0	+ 11.1%	--	--	--
Cumulative Days on Market Until Sale	58	46	- 20.7%	47	53	+ 12.8%
Percent of Original List Price Received*	100.0%	95.5%	- 4.5%	99.9%	96.6%	- 3.3%
New Listings	50	51	+ 2.0%	125	131	+ 4.8%

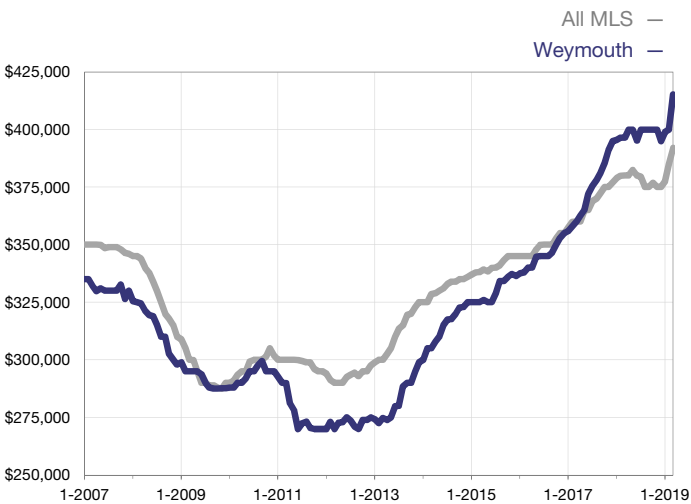
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### Condominium Properties

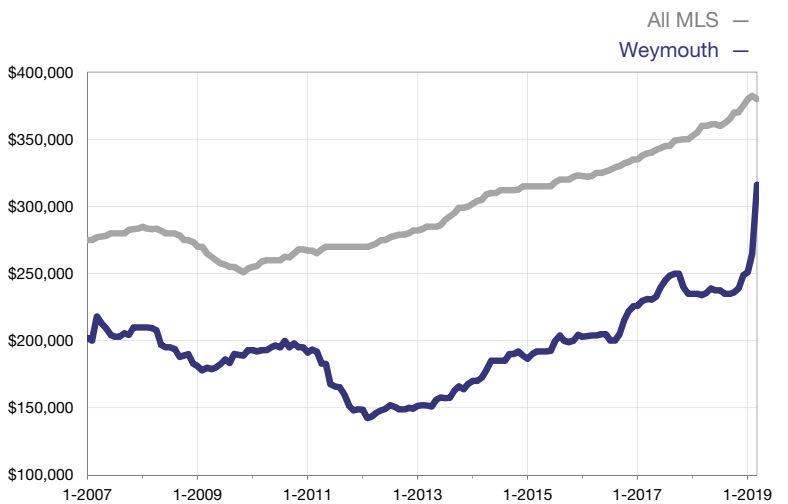
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	23	28	+ 21.7%	76	66	- 13.2%
Closed Sales	20	18	- 10.0%	51	41	- 19.6%
Median Sales Price*	\$202,500	<b>\$233,500</b>	+ 15.3%	\$216,000	<b>\$232,000</b>	+ 7.4%
Inventory of Homes for Sale	41	43	+ 4.9%	--	--	--
Months Supply of Inventory	2.1	1.4	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	38	41	+ 7.9%	37	54	+ 45.9%
Percent of Original List Price Received*	100.4%	100.6%	+ 0.2%	99.1%	98.2%	- 0.9%
New Listings	35	34	- 2.9%	96	76	- 20.8%

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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 – March 2019

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## Whitman

### Single-Family Properties

Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	12	13	+ 8.3%	34	33	- 2.9%
Closed Sales	16	11	- 31.3%	34	28	- 17.6%
Median Sales Price*	\$324,500	<b>\$330,000</b>	+ 1.7%	\$324,500	<b>\$336,250</b>	+ 3.6%
Inventory of Homes for Sale	9	9	0.0%	--	--	--
Months Supply of Inventory	0.6	0.7	+ 16.7%	--	--	--
Cumulative Days on Market Until Sale	43	101	+ 134.9%	39	83	+ 112.8%
Percent of Original List Price Received*	97.2%	101.1%	+ 4.0%	97.3%	95.2%	- 2.2%
New Listings	11	18	+ 63.6%	28	34	+ 21.4%

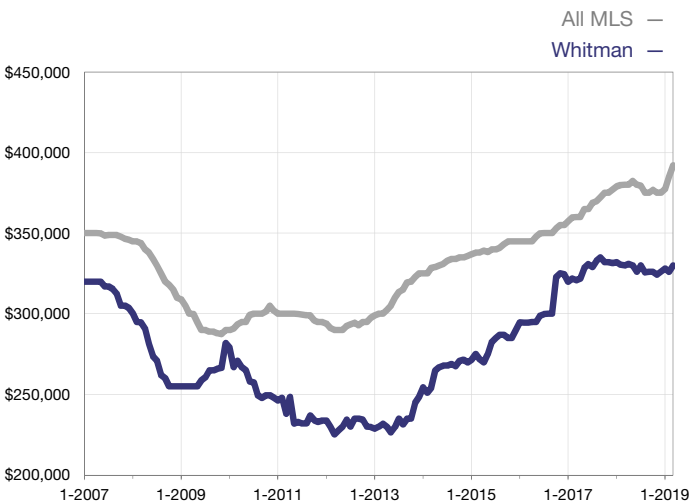
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### Condominium Properties

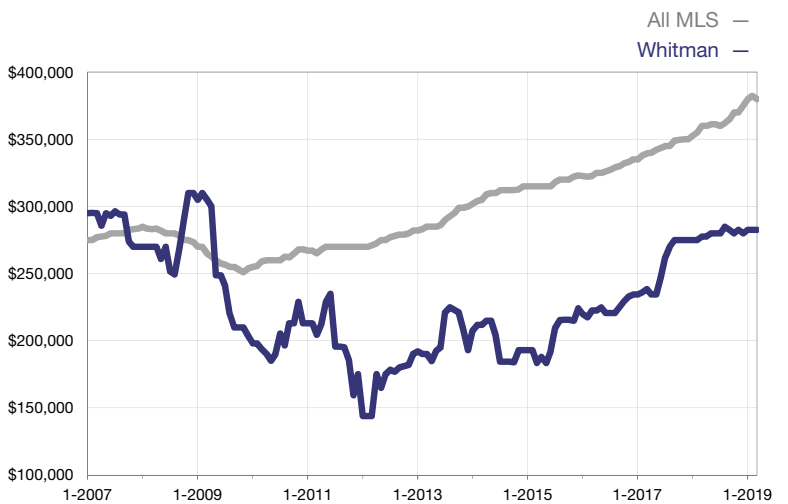
Key Metrics	March			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	7	2	- 71.4%	18	6	- 66.7%
Closed Sales	4	1	- 75.0%	10	7	- 30.0%
Median Sales Price*	\$269,700	<b>\$279,500</b>	+ 3.6%	\$279,900	<b>\$299,900</b>	+ 7.1%
Inventory of Homes for Sale	3	7	+ 133.3%	--	--	--
Months Supply of Inventory	0.8	1.4	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	61	101	+ 65.6%	77	42	- 45.5%
Percent of Original List Price Received*	98.2%	98.1%	- 0.1%	100.1%	99.9%	- 0.2%
New Listings	6	5	- 16.7%	15	10	- 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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