

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Whitman

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	15	8	- 46.7%	96	99	+ 3.1%
Closed Sales	14	21	+ 50.0%	87	95	+ 9.2%
Median Sales Price*	\$343,500	\$380,000	+ 10.6%	\$329,000	\$358,000	+ 8.8%
Inventory of Homes for Sale	23	17	- 26.1%	--	--	--
Months Supply of Inventory	1.9	1.2	- 36.8%	--	--	--
Cumulative Days on Market Until Sale	27	22	- 18.5%	42	45	+ 7.1%
Percent of Original List Price Received*	97.9%	101.9%	+ 4.1%	97.7%	99.4%	+ 1.7%
New Listings	17	12	- 29.4%	108	114	+ 5.6%

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

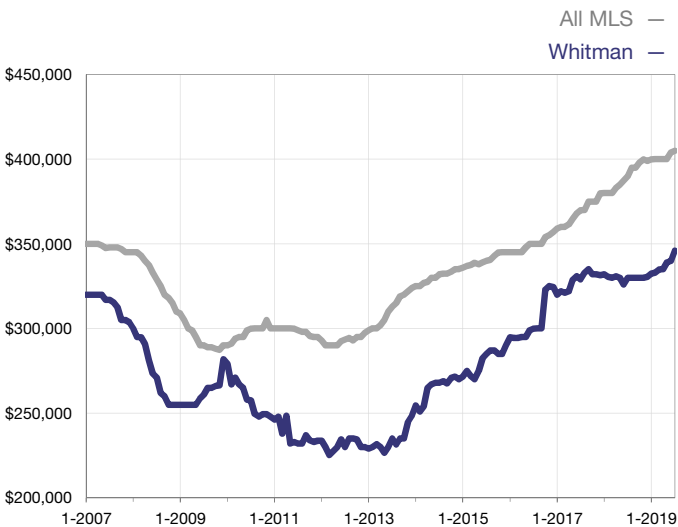
Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	8	3	- 62.5%	42	19	- 54.8%
Closed Sales	5	1	- 80.0%	34	19	- 44.1%
Median Sales Price*	\$289,900	\$360,000	+ 24.2%	\$279,900	\$289,900	+ 3.6%
Inventory of Homes for Sale	4	5	+ 25.0%	--	--	--
Months Supply of Inventory	0.9	1.3	+ 44.4%	--	--	--
Cumulative Days on Market Until Sale	30	64	+ 113.3%	48	50	+ 4.2%
Percent of Original List Price Received*	100.5%	100.0%	- 0.5%	100.7%	99.4%	- 1.3%
New Listings	5	3	- 40.0%	41	24	- 41.5%

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

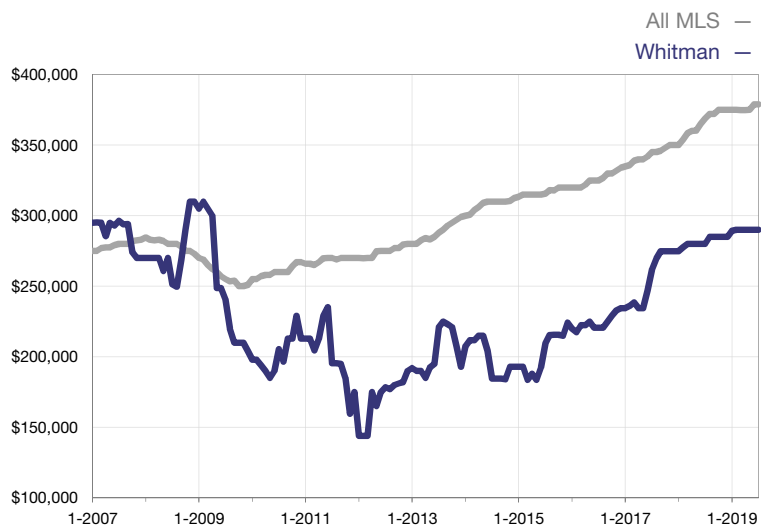
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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