

Local Market Update – January 2015

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



North Central Massachusetts Association of REALTORS®, Inc.

North Central Massachusetts Association of REALTORS®

- 6.4%

Year-Over-Year
Change in
Closed Sales
All Properties

- 7.2%

Year-Over-Year
Change in
Median Sales Price
All Properties

- 10.1%

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2014	2015	+ / -	2014	2015	+ / -
Pending Sales	136	154	+ 13.2%	136	154	+ 13.2%
Closed Sales	129	114	- 11.6%	129	114	- 11.6%
Median Sales Price*	\$189,500	\$192,500	+ 1.6%	\$189,500	\$192,500	+ 1.6%
Inventory of Homes for Sale	964	857	- 11.1%	--	--	--
Months Supply of Inventory	5.6	5.0	- 10.9%	--	--	--
Cumulative Days on Market Until Sale	146	141	- 2.9%	146	141	- 2.9%
Percent of Original List Price Received*	89.6%	92.8%	+ 3.6%	89.6%	92.8%	+ 3.6%
New Listings	186	213	+ 14.5%	186	213	+ 14.5%

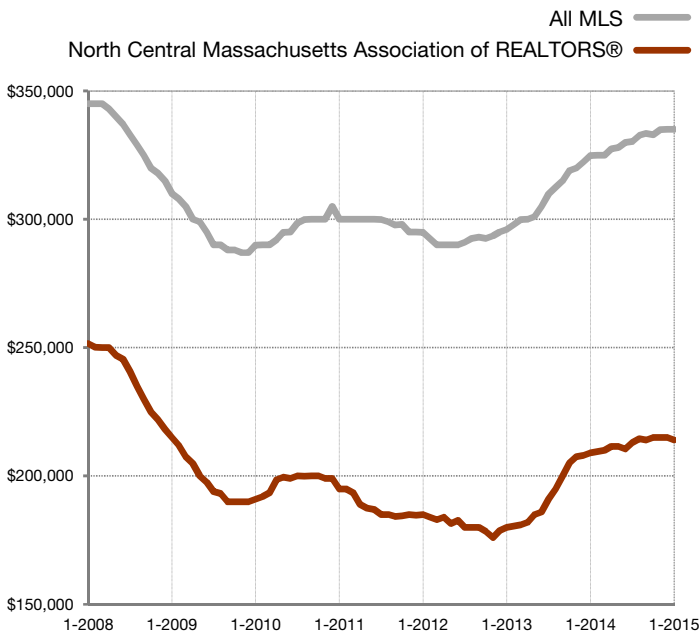
Condominium Properties

	January			Year to Date		
	2014	2015	+ / -	2014	2015	+ / -
Pending Sales	19	19	0.0%	19	19	0.0%
Closed Sales	12	18	+ 50.0%	12	18	+ 50.0%
Median Sales Price*	\$202,950	\$126,500	- 37.7%	\$202,950	\$126,500	- 37.7%
Inventory of Homes for Sale	129	126	- 2.3%	--	--	--
Months Supply of Inventory	5.3	5.1	- 4.3%	--	--	--
Cumulative Days on Market Until Sale	99	107	+ 7.9%	99	107	+ 7.9%
Percent of Original List Price Received*	97.7%	94.1%	- 3.7%	97.7%	94.1%	- 3.7%
New Listings	39	29	- 25.6%	39	29	- 25.6%

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

Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties

