

Local Market Update – November 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Winthrop

Single-Family Properties

Key Metrics	November			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	4	7	+ 75.0%	71	96	+ 35.2%
Closed Sales	4	12	+ 200.0%	72	96	+ 33.3%
Median Sales Price*	\$485,000	\$465,000	- 4.1%	\$421,000	\$475,000	+ 12.8%
Inventory of Homes for Sale	10	9	- 10.0%	--	--	--
Months Supply of Inventory	1.5	1.0	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	63	43	- 31.7%	54	35	- 35.2%
Percent of Original List Price Received*	97.6%	97.1%	- 0.5%	98.2%	99.3%	+ 1.1%
New Listings	5	8	+ 60.0%	95	118	+ 24.2%

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

Condominium Properties

Key Metrics	November			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	6	6	0.0%	79	96	+ 21.5%
Closed Sales	8	10	+ 25.0%	79	90	+ 13.9%
Median Sales Price*	\$329,000	\$367,250	+ 11.6%	\$295,000	\$322,500	+ 9.3%
Inventory of Homes for Sale	20	16	- 20.0%	--	--	--
Months Supply of Inventory	2.8	1.9	- 32.1%	--	--	--
Cumulative Days on Market Until Sale	86	54	- 37.2%	75	45	- 40.0%
Percent of Original List Price Received*	94.0%	95.5%	+ 1.6%	96.8%	97.4%	+ 0.6%
New Listings	7	7	0.0%	114	125	+ 9.6%

* 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

