

Local Market Update – June 2015

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



North Shore Association of REALTORS®

+ 8.3%

Year-Over-Year
Change in
Closed Sales
All Properties

- 0.3%

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

- 25.0%

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

Single-Family Properties

	June			Year to Date		
	2014	2015	+ / -	2014	2015	+ / -
Pending Sales	444	586	+ 32.0%	2,051	2,347	+ 14.4%
Closed Sales	448	479	+ 6.9%	1,659	1,691	+ 1.9%
Median Sales Price*	\$376,750	\$375,000	- 0.5%	\$355,000	\$365,000	+ 2.8%
Inventory of Homes for Sale	1,598	1,169	- 26.8%	--	--	--
Months Supply of Inventory	5.0	3.6	- 28.5%	--	--	--
Cumulative Days on Market Until Sale	77	78	+ 0.5%	94	98	+ 3.6%
Percent of Original List Price Received*	96.5%	97.1%	+ 0.5%	95.5%	95.8%	+ 0.3%
New Listings	677	729	+ 7.7%	3,175	3,102	- 2.3%

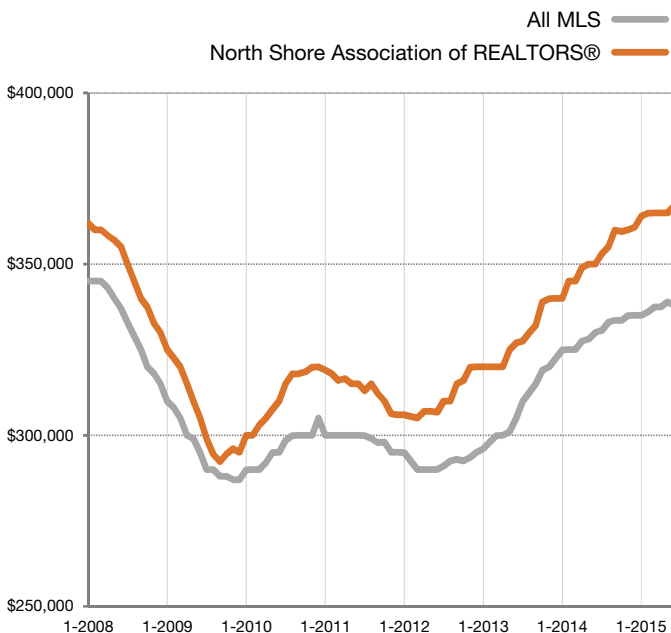
Condominium Properties

	June			Year to Date		
	2014	2015	+ / -	2014	2015	+ / -
Pending Sales	168	265	+ 57.7%	863	1,013	+ 17.4%
Closed Sales	179	200	+ 11.7%	736	706	- 4.1%
Median Sales Price*	\$259,000	\$244,950	- 5.4%	\$235,000	\$245,000	+ 4.3%
Inventory of Homes for Sale	602	482	- 19.9%	--	--	--
Months Supply of Inventory	4.5	3.6	- 20.3%	--	--	--
Cumulative Days on Market Until Sale	89	74	- 16.7%	94	87	- 6.7%
Percent of Original List Price Received*	96.9%	96.8%	- 0.2%	96.1%	96.2%	+ 0.1%
New Listings	223	294	+ 31.8%	1,260	1,339	+ 6.3%

* 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

