

Local Market Update – May 2015

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



North Shore Association of REALTORS®

- 10.7%

Year-Over-Year
Change in
Closed Sales
All Properties

+ 2.9%

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

- 24.4%

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

Single-Family Properties

	May			Year to Date		
	2014	2015	+ / -	2014	2015	+ / -
Pending Sales	450	551	+ 22.4%	1,607	1,804	+ 12.3%
Closed Sales	342	329	- 3.8%	1,211	1,208	- 0.2%
Median Sales Price*	\$345,000	\$369,000	+ 7.0%	\$345,000	\$360,000	+ 4.3%
Inventory of Homes for Sale	1,482	1,089	- 26.5%	--	--	--
Months Supply of Inventory	4.6	3.3	- 27.8%	--	--	--
Cumulative Days on Market Until Sale	80	89	+ 11.4%	100	105	+ 4.9%
Percent of Original List Price Received*	97.2%	97.2%	- 0.0%	95.1%	95.3%	+ 0.2%
New Listings	698	725	+ 3.9%	2,498	2,375	- 4.9%

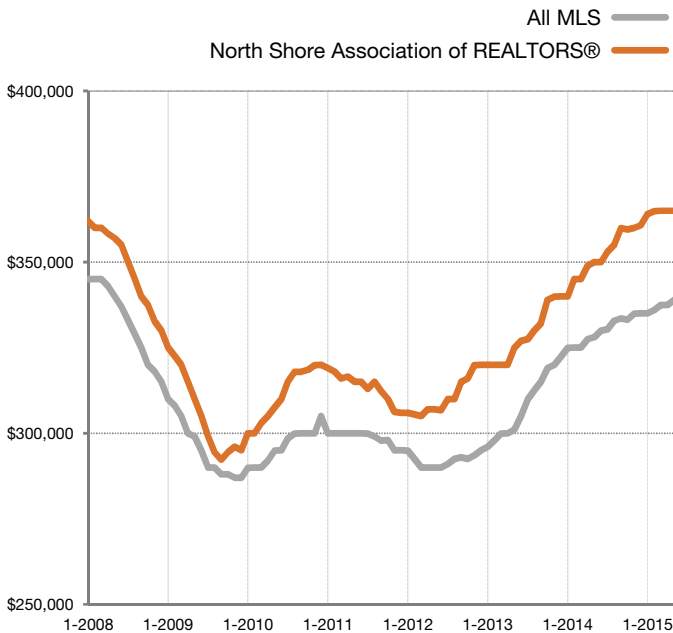
Condominium Properties

	May			Year to Date		
	2014	2015	+ / -	2014	2015	+ / -
Pending Sales	168	218	+ 29.8%	696	771	+ 10.8%
Closed Sales	189	145	- 23.3%	557	504	- 9.5%
Median Sales Price*	\$231,000	\$249,000	+ 7.8%	\$233,000	\$245,000	+ 5.2%
Inventory of Homes for Sale	594	480	- 19.2%	--	--	--
Months Supply of Inventory	4.5	3.6	- 19.3%	--	--	--
Cumulative Days on Market Until Sale	89	78	- 13.0%	95	93	- 2.5%
Percent of Original List Price Received*	96.7%	97.2%	+ 0.5%	95.9%	95.9%	+ 0.1%
New Listings	265	309	+ 16.6%	1,037	1,043	+ 0.6%

* 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

