

# Local Market Update – January 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Worcester

### Single-Family Properties

Key Metrics	January			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	62	<b>89</b>	+ 43.5%	62	<b>89</b>	+ 43.5%
Closed Sales	53	<b>63</b>	+ 18.9%	53	<b>63</b>	+ 18.9%
Median Sales Price*	\$180,000	<b>\$189,900</b>	+ 5.5%	\$180,000	<b>\$189,900</b>	+ 5.5%
Inventory of Homes for Sale	362	<b>240</b>	- 33.7%	--	--	--
Months Supply of Inventory	4.8	<b>2.6</b>	- 45.8%	--	--	--
Cumulative Days on Market Until Sale	120	<b>122</b>	+ 1.7%	120	<b>122</b>	+ 1.7%
Percent of Original List Price Received*	95.3%	<b>92.3%</b>	- 3.1%	95.3%	<b>92.3%</b>	- 3.1%
New Listings	85	<b>74</b>	- 12.9%	85	<b>74</b>	- 12.9%

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

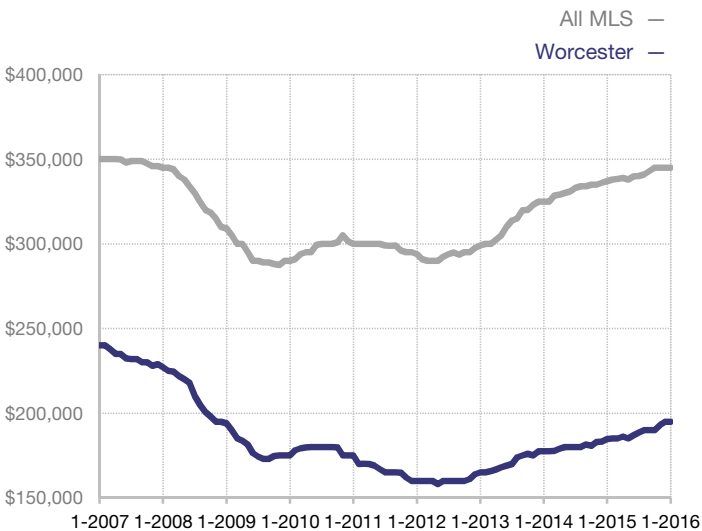
### Condominium Properties

Key Metrics	January			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	9	<b>20</b>	+ 122.2%	9	<b>20</b>	+ 122.2%
Closed Sales	8	<b>16</b>	+ 100.0%	8	<b>16</b>	+ 100.0%
Median Sales Price*	\$88,500	<b>\$153,500</b>	+ 73.4%	\$88,500	<b>\$153,500</b>	+ 73.4%
Inventory of Homes for Sale	89	<b>72</b>	- 19.1%	--	--	--
Months Supply of Inventory	4.7	<b>3.6</b>	- 23.4%	--	--	--
Cumulative Days on Market Until Sale	114	<b>95</b>	- 16.7%	114	<b>95</b>	- 16.7%
Percent of Original List Price Received*	93.0%	<b>91.5%</b>	- 1.6%	93.0%	<b>91.5%</b>	- 1.6%
New Listings	14	<b>18</b>	+ 28.6%	14	<b>18</b>	+ 28.6%

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

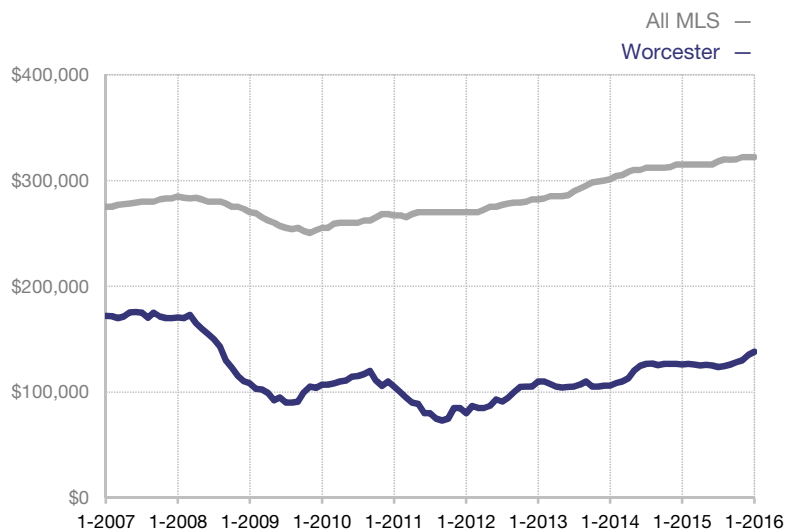
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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