

Mass. April 2018 Sales, Prices By County For Single-Family Homes -- The Warren Group

| | 2017 | 2018 | Percent Change |
|-----------------------|-----------|-----------|----------------|
| ALL COUNTIES | | | |
| Number of Sales | 4,108 | 4,157 | 1.2% |
| YTD Number of Sales | 14,328 | 14,004 | -2.3% |
| Median Sale Price | \$345,000 | \$375,000 | 8.7% |
| YTD Median Sale Price | \$338,000 | \$356,827 | 5.6% |
| BARNSTABLE | | | |
| Number of Sales | 392 | 378 | -3.6% |
| YTD Number of Sales | 1,273 | 1,186 | -6.8% |
| Median Sale Price | \$369,250 | \$381,500 | 3.3% |
| YTD Median Sale Price | \$360,000 | \$381,750 | 6.0% |
| BERKSHIRE | | | |
| Number of Sales | 105 | 94 | -10.5% |
| YTD Number of Sales | 347 | 320 | -7.8% |
| Median Sale Price | \$202,000 | \$175,000 | -13.4% |
| YTD Median Sale Price | \$190,250 | \$185,000 | -2.8% |
| BRISTOL | | | |
| Number of Sales | 366 | 361 | -1.4% |
| YTD Number of Sales | 1,249 | 1,194 | -4.4% |
| Median Sale Price | \$285,000 | \$300,000 | 5.3% |
| YTD Median Sale Price | \$272,750 | \$285,000 | 4.5% |
| DUKES | | | |
| Number of Sales | 29 | 27 | -6.9% |
| YTD Number of Sales | 87 | 87 | 0.0% |
| Median Sale Price | \$776,000 | \$672,500 | -13.3% |
| YTD Median Sale Price | \$697,500 | \$635,000 | -9.0% |
| ESSEX | | | |
| Number of Sales | 433 | 466 | 7.6% |
| YTD Number of Sales | 1,557 | 1,572 | 1.0% |
| Median Sale Price | \$399,900 | \$427,300 | 6.9% |
| YTD Median Sale Price | \$395,000 | \$410,000 | 3.8% |
| FRANKLIN | | | |
| Number of Sales | 36 | 40 | 11.1% |
| YTD Number of Sales | 157 | 157 | 0.0% |
| Median Sale Price | \$174,000 | \$189,526 | 8.9% |
| YTD Median Sale Price | \$182,000 | \$190,000 | 4.4% |
| HAMPDEN | | | |
| Number of Sales | 334 | 318 | -4.8% |
| YTD Number of Sales | 1,082 | 1,106 | 2.2% |
| Median Sale Price | \$176,000 | \$197,000 | 11.9% |
| YTD Median Sale Price | \$173,500 | \$183,700 | 5.9% |
| HAMPSHIRE | | | |
| Number of Sales | 81 | 85 | 4.9% |
| YTD Number of Sales | 312 | 314 | 0.6% |
| Median Sale Price | \$260,000 | \$251,000 | -3.5% |
| YTD Median Sale Price | \$245,000 | \$250,000 | 2.0% |

MIDDLESEX

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 729 | 785 | 7.7% |
| YTD Number of Sales | 2,627 | 2,571 | -2.1% |
| Median Sale Price | \$502,000 | \$545,000 | 8.6% |
| YTD Median Sale Price | \$475,000 | \$516,000 | 8.6% |

NANTUCKET

| | | | |
|-----------------------|-------------|-------------|-------|
| Number of Sales | 12 | 12 | 0.0% |
| YTD Number of Sales | 46 | 54 | 17.4% |
| Median Sale Price | \$1,304,050 | \$1,650,000 | 26.5% |
| YTD Median Sale Price | \$1,257,500 | \$1,472,500 | 17.1% |

NORFOLK

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 450 | 473 | 5.1% |
| YTD Number of Sales | 1,648 | 1,523 | -7.6% |
| Median Sale Price | \$468,000 | \$505,000 | 7.9% |
| YTD Median Sale Price | \$451,700 | \$471,500 | 4.4% |

PLYMOUTH

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 439 | 430 | -2.1% |
| YTD Number of Sales | 1,509 | 1,519 | 0.7% |
| Median Sale Price | \$336,000 | \$379,950 | 13.1% |
| YTD Median Sale Price | \$319,000 | \$350,000 | 9.7% |

SUFFOLK

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 97 | 88 | -9.3% |
| YTD Number of Sales | 370 | 336 | -9.2% |
| Median Sale Price | \$475,000 | \$513,000 | 8.0% |
| YTD Median Sale Price | \$460,000 | \$520,000 | 13.0% |

WORCESTER

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 605 | 600 | -0.8% |
| YTD Number of Sales | 2,064 | 2,065 | 0.0% |
| Median Sale Price | \$242,000 | \$264,275 | 9.2% |
| YTD Median Sale Price | \$233,000 | \$254,900 | 9.4% |

Mass. April 2018 Sales, Prices By County For Condos -- The Warren Group

| | 2017 | 2018 | Percent Change |
|--|------|------|----------------|
|--|------|------|----------------|

ALL COUNTIES

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 1,706 | 1,963 | 15.1% |
| YTD Number of Sales | 6,154 | 6,423 | 4.4% |
| Median Sale Price | \$330,750 | \$373,000 | 12.8% |
| YTD Median Sale Price | \$324,225 | \$365,000 | 12.6% |

BARNSTABLE

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 92 | 108 | 17.4% |
| YTD Number of Sales | 320 | 334 | 4.4% |
| Median Sale Price | \$260,000 | \$287,250 | 10.5% |
| YTD Median Sale Price | \$246,250 | \$270,250 | 9.7% |

BERKSHIRE

| | | | |
|---------------------|-----------|-----------|-------|
| Number of Sales | 13 | 12 | -7.7% |
| YTD Number of Sales | 32 | 42 | 31.3% |
| Median Sale Price | \$235,000 | \$294,250 | 25.2% |

| | | | |
|-----------------------|-----------|-----------|---------|
| YTD Median Sale Price | \$227,500 | \$232,950 | 2.4% |
| BRISTOL | | | |
| Number of Sales | 74 | 71 | -4.1% |
| YTD Number of Sales | 260 | 235 | -9.6% |
| Median Sale Price | \$186,000 | \$215,000 | 15.6% |
| YTD Median Sale Price | \$194,950 | \$214,000 | 9.8% |
| DUKES | | | |
| Number of Sales | 1 | 0 | -100.0% |
| YTD Number of Sales | 7 | 2 | -71.4% |
| Median Sale Price | \$0 | \$0 | |
| YTD Median Sale Price | \$555,000 | \$0 | -100.0% |
| ESSEX | | | |
| Number of Sales | 207 | 235 | 13.5% |
| YTD Number of Sales | 788 | 760 | -3.6% |
| Median Sale Price | \$258,000 | \$258,000 | 0.0% |
| YTD Median Sale Price | \$265,000 | \$260,000 | -1.9% |
| FRANKLIN | | | |
| Number of Sales | 2 | 1 | -50.0% |
| YTD Number of Sales | 10 | 4 | -60.0% |
| Median Sale Price | \$0 | \$0 | |
| YTD Median Sale Price | \$167,250 | \$70,000 | -58.1% |
| HAMPDEN | | | |
| Number of Sales | 32 | 42 | 31.3% |
| YTD Number of Sales | 143 | 147 | 2.8% |
| Median Sale Price | \$121,400 | \$125,750 | 3.6% |
| YTD Median Sale Price | \$129,000 | \$126,500 | -1.9% |
| HAMPSHIRE | | | |
| Number of Sales | 18 | 16 | -11.1% |
| YTD Number of Sales | 75 | 71 | -5.3% |
| Median Sale Price | \$188,600 | \$171,050 | -9.3% |
| YTD Median Sale Price | \$191,200 | \$203,000 | 6.2% |
| MIDDLESEX | | | |
| Number of Sales | 473 | 562 | 18.8% |
| YTD Number of Sales | 1,666 | 1,693 | 1.6% |
| Median Sale Price | \$400,000 | \$469,950 | 17.5% |
| YTD Median Sale Price | \$381,540 | \$449,900 | 17.9% |
| NANTUCKET | | | |
| Number of Sales | 4 | 3 | -25.0% |
| YTD Number of Sales | 10 | 5 | -50.0% |
| Median Sale Price | \$575,000 | \$680,000 | 18.3% |
| YTD Median Sale Price | \$605,000 | \$680,000 | 12.4% |
| NORFOLK | | | |
| Number of Sales | 172 | 191 | 11.0% |
| YTD Number of Sales | 655 | 637 | -2.7% |
| Median Sale Price | \$357,500 | \$349,900 | -2.1% |
| YTD Median Sale Price | \$315,000 | \$347,000 | 10.2% |
| PLYMOUTH | | | |

| | | | |
|-----------------------|-----------|-----------|--------|
| Number of Sales | 90 | 70 | -22.2% |
| YTD Number of Sales | 301 | 317 | 5.3% |
| Median Sale Price | \$224,400 | \$250,000 | 11.4% |
| YTD Median Sale Price | \$235,000 | \$274,900 | 17.0% |

SUFFOLK

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 405 | 497 | 22.7% |
| YTD Number of Sales | 1,374 | 1,647 | 19.9% |
| Median Sale Price | \$540,000 | \$685,000 | 26.9% |
| YTD Median Sale Price | \$530,000 | \$615,000 | 16.0% |

WORCESTER

| | | | |
|-----------------------|-----------|-----------|-------|
| Number of Sales | 123 | 155 | 26.0% |
| YTD Number of Sales | 513 | 529 | 3.1% |
| Median Sale Price | \$172,800 | \$201,500 | 16.6% |
| YTD Median Sale Price | \$172,800 | \$189,000 | 9.4% |