

**Mass. June 2020 Sales, Prices By County For Single-Family Homes -- The Warren Group 2020**

	2019	2020	Percent Change
<b>ALL COUNTIES</b>			
Number of Sales	6,530	5,004	-23.4%
YTD Number of Sales	26,257	22,662	-13.7%
Median Sale Price	\$429,000	\$440,000	2.6%
YTD Median Sale Price	\$395,000	\$415,000	5.1%
<b>BARNSTABLE</b>			
Number of Sales	470	455	-3.2%
YTD Number of Sales	2,149	1,873	-12.8%
Median Sale Price	\$420,000	\$430,000	2.4%
YTD Median Sale Price	\$405,000	\$422,500	4.3%
<b>BERKSHIRE</b>			
Number of Sales	138	138	0.0%
YTD Number of Sales	612	573	-6.4%
Median Sale Price	\$215,988	\$243,500	12.7%
YTD Median Sale Price	\$208,250	\$210,000	0.8%
<b>BRISTOL</b>			
Number of Sales	493	396	-19.7%
YTD Number of Sales	2,152	1,917	-10.9%
Median Sale Price	\$335,000	\$348,000	3.9%
YTD Median Sale Price	\$315,000	\$335,000	6.3%
<b>DUKES</b>			
Number of Sales	29	17	-41.4%
YTD Number of Sales	113	126	11.5%
Median Sale Price	\$827,500	\$1,080,000	30.5%
YTD Median Sale Price	\$712,500	\$871,500	22.3%
<b>ESSEX</b>			
Number of Sales	764	559	-26.8%
YTD Number of Sales	2,941	2,461	-16.3%
Median Sale Price	\$475,000	\$524,000	10.3%
YTD Median Sale Price	\$447,900	\$485,000	8.3%
<b>FRANKLIN</b>			
Number of Sales	70	63	-10.0%
YTD Number of Sales	298	256	-14.1%
Median Sale Price	\$249,500	\$236,000	-5.4%
YTD Median Sale Price	\$218,000	\$225,000	3.2%
<b>HAMPDEN</b>			
Number of Sales	450	361	-19.8%
YTD Number of Sales	2,044	1,766	-13.6%
Median Sale Price	\$215,000	\$225,000	4.7%
YTD Median Sale Price	\$200,000	\$214,900	7.5%
<b>HAMPSHIRE</b>			
Number of Sales	162	104	-35.8%
YTD Number of Sales	556	529	-4.9%

Median Sale Price	\$299,950	\$300,000	0.0%
YTD Median Sale Price	\$279,250	\$290,000	3.8%
<b>MIDDLESEX</b>			
Number of Sales	1,366	950	-30.5%
YTD Number of Sales	5,296	4,268	-19.4%
Median Sale Price	\$590,000	\$617,750	4.7%
YTD Median Sale Price	\$559,000	\$590,000	5.5%
<b>NANTUCKET</b>			
Number of Sales	14	7	-50.0%
YTD Number of Sales	62	52	-16.1%
Median Sale Price	\$1,775,000	\$2,300,000	29.6%
YTD Median Sale Price	\$1,487,500	\$1,672,875	12.5%
<b>NORFOLK</b>			
Number of Sales	797	599	-24.8%
YTD Number of Sales	2,923	2,538	-13.2%
Median Sale Price	\$550,000	\$572,000	4.0%
YTD Median Sale Price	\$523,700	\$540,000	3.1%
<b>PLYMOUTH</b>			
Number of Sales	692	523	-24.4%
YTD Number of Sales	2,742	2,421	-11.7%
Median Sale Price	\$409,000	\$425,000	3.9%
YTD Median Sale Price	\$385,000	\$406,000	5.5%
<b>SUFFOLK</b>			
Number of Sales	158	105	-33.5%
YTD Number of Sales	619	475	-23.3%
Median Sale Price	\$599,950	\$625,000	4.2%
YTD Median Sale Price	\$565,000	\$592,000	4.8%
<b>WORCESTER</b>			
Number of Sales	927	727	-21.6%
YTD Number of Sales	3,750	3,407	-9.1%
Median Sale Price	\$315,000	\$315,000	0.0%
YTD Median Sale Price	\$280,000	\$301,000	7.5%

Mass. June 2020 Sales, Prices By County For Condos -- The Warren Group 2020			
	2019	2020	Percent Change

**ALL COUNTIES**

Number of Sales	2,620	1,815	-30.7%
YTD Number of Sales	11,356	9,463	-16.7%
Median Sale Price	\$420,000	\$396,000	-5.7%
YTD Median Sale Price	\$380,000	\$410,000	7.9%

**BARNSTABLE**

Number of Sales	124	103	-16.9%
YTD Number of Sales	589	487	-17.3%
Median Sale Price	\$300,000	\$320,000	6.7%

YTD Median Sale Price	\$255,000	\$285,000	11.8%
<b>BERKSHIRE</b>			
Number of Sales	10	16	60.0%
YTD Number of Sales	60	55	-8.3%
Median Sale Price	\$166,000	\$341,000	105.4%
YTD Median Sale Price	\$166,000	\$342,000	106.0%
<b>BRISTOL</b>			
Number of Sales	79	88	11.4%
YTD Number of Sales	424	401	-5.4%
Median Sale Price	\$235,000	\$235,000	0.0%
YTD Median Sale Price	\$225,000	\$239,000	6.2%
<b>DUKES</b>			
Number of Sales	2	4	100.0%
YTD Number of Sales	12	10	-16.7%
Median Sale Price	\$0	\$476,500	
YTD Median Sale Price	\$235,113	\$337,000	43.3%
<b>ESSEX</b>			
Number of Sales	299	230	-23.1%
YTD Number of Sales	1,379	1,121	-18.7%
Median Sale Price	\$308,000	\$346,500	12.5%
YTD Median Sale Price	\$306,000	\$336,000	9.8%
<b>FRANKLIN</b>			
Number of Sales	8	8	0.0%
YTD Number of Sales	34	28	-17.6%
Median Sale Price	\$191,450	\$268,725	40.4%
YTD Median Sale Price	\$192,950	\$222,000	15.1%
<b>HAMPDEN</b>			
Number of Sales	59	51	-13.6%
YTD Number of Sales	298	232	-22.1%
Median Sale Price	\$145,000	\$155,000	6.9%
YTD Median Sale Price	\$142,000	\$146,000	2.8%
<b>HAMPSHIRE</b>			
Number of Sales	32	21	-34.4%
YTD Number of Sales	140	110	-21.4%
Median Sale Price	\$252,150	\$270,000	7.1%
YTD Median Sale Price	\$237,450	\$230,500	-2.9%
<b>MIDDLESEX</b>			
Number of Sales	740	433	-41.5%
YTD Number of Sales	3,047	2,444	-19.8%
Median Sale Price	\$489,950	\$475,000	-3.1%
YTD Median Sale Price	\$460,000	\$497,000	8.0%
<b>NANTUCKET</b>			
Number of Sales	3	0	-100.0%
YTD Number of Sales	14	7	-50.0%
Median Sale Price	\$790,000	\$0	-100.0%

YTD Median Sale Price	\$667,500	\$755,000	13.1%
<b>NORFOLK</b>			
Number of Sales	287	189	-34.1%
YTD Number of Sales	1,199	1,018	-15.1%
Median Sale Price	\$439,000	\$459,000	4.6%
YTD Median Sale Price	\$399,000	\$425,463	6.6%
<b>PLYMOUTH</b>			
Number of Sales	142	134	-5.6%
YTD Number of Sales	701	571	-18.5%
Median Sale Price	\$319,500	\$314,000	-1.7%
YTD Median Sale Price	\$305,000	\$328,500	7.7%
<b>SUFFOLK</b>			
Number of Sales	640	372	-41.9%
YTD Number of Sales	2,580	2,137	-17.2%
Median Sale Price	\$649,000	\$643,750	-0.8%
YTD Median Sale Price	\$609,000	\$655,000	7.6%
<b>WORCESTER</b>			
Number of Sales	195	166	-14.9%
YTD Number of Sales	879	842	-4.2%
Median Sale Price	\$222,222	\$241,850	8.8%
YTD Median Sale Price	\$215,000	\$236,000	9.8%