

Single Family Monthly Comparisons

	December 2019	January 2020	February 2020
SOLD	923	672	609
DOM	61	68	70
MEDIAN	\$285,000	\$296,750	\$274,900
LISTINGS	2445	2389	2435
Average Sold price	\$360,609	\$365,987	\$346,490
Pendings	716	900	1079
Distressed Sales	25	21	22
Med. SP w/o distr	\$287,250	\$300,000	\$276,000
	% CHANGE 2018-19	% CHANGE 2019-20	% CHANGE 2019-20
SOLD	19.10%	14.48%	14.04%
DOM	1.67%	-4.23%	-2.78%
MEDIAN	7.55%	17.29%	9.96%
LISTINGS	-13.76%	-14.37%	-12.06%
Average Sold price	8.93%	10.28%	13.11%
Pendings	-3.37%	14.50%	15.77%
Distressed Sales	-16.67%	-40.00%	-48.84%
Med. SP w/o distr	6.39%	15.41%	5.14%
	December 2018	January 2019	February 2019
SOLD	775	587	534
DOM	60	71	72
MEDIAN	\$265,000	\$253,000	\$250,000
LISTINGS	2835	2790	2769
Average Sold price	\$331,040	\$331,877	\$306,318
Pendings	741	786	932
Distressed Sales	30	35	43
Med. SP w/o distr	\$270,000	\$259,950	\$262,500
	% CHANGE 2017-18	% CHANGE 2018-19	% CHANGE 2018-19
SOLD	-15.58%	-3.61%	-7.77%
DOM	0.00%	7.58%	10.77%
MEDIAN	3.92%	3.31%	0.00%
LISTINGS	8.25%	11.73%	5.93%
Average Sold price	3.01%	5.89%	-1.14%
Pendings	-16.65%	4.52%	-1.89%
Distressed Sales	-44.44%	-30.00%	2.38%
Med. SP w/o distr	5.06%	4.02%	1.00%
	December 2017	January 2018	February 2018
SOLD	918	609	579
DOM	60	66	65
MEDIAN	\$255,000	\$244,900	\$250,000
LISTINGS	2619	2497	2614
Average Sold price	\$321,356	\$313,408	\$309,835
Pendings	889	752	950
Distressed Sales	54	50	42
Med. SP w/o distr	\$257,000	\$249,900	\$259,900
	% CHANGE 2016-17	% CHANGE 2017-18	% CHANGE 2017-18
SOLD	-0.97%	-8.83%	4.51%
DOM	-26.83%	-18.52%	-18.75%
MEDIAN	8.10%	8.84%	8.23%
LISTINGS	-14.86%	-21.82%	-15.60%
Average Sold price	12.60%	-8.05%	10.71%
Pendings	-17.23%	-32.86%	-18.73%
Distressed Sales	-40.00%	-43.82%	-34.38%
Med. SP w/o distr	4.90%	5.22%	6.08%

Please note: Monthly statewide statistics may vary slightly from town by town data as the latter is updated as sales are recorded throughout the year. Conversely, monthly statewide statistics are pulled one time only, approximately two weeks following the end of the previous month. Monthly statewide statistics therefore, contain the majority of sales, but sales following the pull date are not included.