Massachusetts Association of Realtors®

Single Family Home Sales and Selling Prices

3rd Quarter Regional Comparisons

Sales

Region	2008	2009	Percentage Change
Cape Cod	850	835	-1.8%
Central	1,712	1,835	7.2%
Greater Boston	2,798	2,973	6.3%
Northeast	2,105	2,286	8.6%
Southeast	479	484	1.0%
South Shore	1,805	1,932	7.0%
West	1,489	1,575	5.8%
STATEWIDE	11,238	11,920	6.1%

Median Selling Prices

Region	2008	2009	Percentage Change
Cape Cod	$ 342,500	$ 323,000	-5.7%
Central	$ 238,500	$ 228,000	-4.4%
Greater Boston	$ 465,000	$ 460,000	-1.1%
Northeast	$ 344,900	$ 335,000	-2.9%
Southeast	$ 240,000	$ 295,500	23.1%
South Shore	$ 305,000	$ 225,000	-26.2%
West	$ 207,250	$ 195,450	-5.7%
STATEWIDE	$ 318,000	$ 304,900	-4.1%

Figures reflect data from 3 of 3 REALTOR® affiliated Multiple Listing Services in Massachusetts as of October 15, 2008.

MASSACHUSETTS ASSOCIATION OF REALTORS
THIRD QUARTER

	2009 Third Quarter								2008 Third Quarter							
	Single family sales	Single family Volume	Median Selling Price	Average Selling Price	Condo Sales	Condo Volume	Median Selling Price	Average Selling Price	Single family sales	Single family Volume	Median Selling Price	Average Selling Price	Condo Sales	Condo Volume	Median Selling Price	Average Selling Price
N. Bristol Cty	406	$120,186,336	$275,000	$296,025	82	$ 16,284,326	$ 187,000	$198,589	339	$108,478,904	$290,000	$319,997	91	$ 20,897,975	$290,000	$229,648
Tri-County	564	$144,754,126	$236,000	$256,656	146	$ 27,055,641	$ 188,800	$185,313	596	$155,143,427	$247,500	$260,308	143	$ 27,722,428	$247,500	$193,863
Plymouth-S Shore	962	$390,292,047	$338,000	$405,709	252	$ 65,136,496	$ 235,000	$258,478	870	$392,472,277	$365,000	$451,118	272	$ 77,144,093	$365,000	$283,618
SOUTH SHORE	**1932**	**$655,232,509**	**$225,000**	**$339,147**	**480**	**$ 108,476,463**	**$140,050**	**$225,993**	**1805**	**$656,094,608**	**$305,000**	**$363,487**	**506**	**$ 125,764,496**	**$305,000**	**$248,546**
Gr. Fall River	195	$53,584,415	$227,111	$274,792	28	$ 3,952,550	$ 133,250	$141,163	190	$50,302,297	$240,450	$264,749	32	$ 4,656,700	$240,450	$145,522
Gr. New Bedford	289	$77,532,305	$225,000	$268,278	18	$ 4,587,000	$ 218,000	$254,833	289	$85,879,818	$239,900	$297,162	13	$ 3,086,800	$239,900	$237,446
SOUTHEAST	**484**	**$131,116,720**	**$295,500**	**$270,902**	**46**	**$ 8,539,550**	**$207,250**	**$185,642**	**479**	**$136,182,115**	**$240,000**	**$284,305**	**45**	**$ 7,743,500**	**$240,000**	**$172,078**
BOSTON	**2,973**	**$1,732,953,550**	**$460,000**	**$582,897**	**2,798**	**$ 1,156,627,729**	**$ 341,750**	**$413,377**	**2,798**	**$1,687,552,720**	**$465,000**	**$603,128**	**2,698**	**$ 1,124,680,398**	**$465,000**	**$416,857**
CAPE COD	**835**	**$386,222,141**	**$323,000**	**$462,541**	**197**	**$ 57,063,205**	**$ 237,000**	**$289,661**	**850**	**$397,839,166**	**$342,500**	**$468,046**	**183**	**$ 50,074,984**	**$342,500**	**$273,634**
E. Middlesex	429	$176,703,678	$375,000	$411,897	153	$ 41,686,240	$ 239,900	$272,459	377	$154,408,467	$390,000	$409,572	112	$ 32,617,002	$390,000	$291,223
Northeast	854	$316,800,451	$318,200	$370,961	334	$ 68,215,103	$ 180,500	$204,237	790	$295,641,596	$323,750	$374,230	293	$ 60,449,324	$323,750	$206,312
Gr. Newburyport	141	$54,855,060	$355,000	$389,043	79	$ 23,256,823	$ 285,000	$294,390	110	$45,543,773	$364,500	$414,034	84	$ 26,424,491	$364,500	$314,577
North Shore	862	$317,390,484	$315,000	$368,202	340	$ 88,263,509	$ 215,000	$259,599	828	$330,030,827	$330,000	$398,588	344	$ 88,263,509	$330,000	$256,580
NORTHEAST	**2286**	**$865,749,673**	**$335,000**	**$378,718**	**906**	**$ 221,421,675**	**$210,000**	**$244,395**	**2105**	**$825,624,663**	**$344,900**	**$392,221**	**833**	**$ 207,754,326**	**$344,900**	**$249,405**
Worcester Regional	1,339	$369,112,452	$237,500	$275,663	295	$ 55,633,711	$ 170,000	$188,589	1,233	$356,978,896	$249,000	$289,521	316	$ 58,818,626	$249,000	$186,135
North Central MA	496	$115,882,704	$194,950	$233,634	87	$ 14,911,526	$ 159,900	$171,397	479	$121,231,331	$218,000	$253,093	77	$ 12,846,260	$218,000	$166,835
CENTRAL	**1835**	**$484,995,156**	**$228,000**	**$264,303**	**382**	**$ 70,545,237**	**$167,000**	**$184,673**	**1712**	**$478,210,227**	**$238,500**	**$279,328**	**393**	**$ 71,664,886**	**$238,500**	**$182,353**
Berkshire Cty	263	$73,614,563	$200,000	$279,903	17	$ 6,832,085	$ 301,931	$401,887	301	$79,324,084	$199,000	$263,535	29	$ 7,660,648	$199,000	$264,160
Pioneer Valley	1,312	$294,932,723	$195,000	$224,796	201	$ 34,828,256	$ 157,000	$173,275	1,188	$271,113,903	$208,000	$228,210	227	$ 41,965,653	$208,000	$184,871
WEST	**1575**	**$368,547,286**	**$195,450**	**$233,998**	**218**	**$ 41,660,341**	**$158,500**	**$191,102**	**1489**	**$350,437,987**	**$207,250**	**$235,351**	**256**	**$ 49,626,301**	**$207,250**	**$193,853**
STATEWIDE	**11,920**	**$4,624,817,035**	**$304,900**	**$387,988**	**5,027**	**$ 1,664,334,200**	**$273,000**	**$331,079**	**11,238**	**$4,531,941,486**	**$318,000**	**$403,269**	**4,914**	**$ 1,637,308,891**	**$318,000**	**$333,193**

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