

Local Market Update – September 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Barnstable County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	658	494	- 24.9%	4,571	3,835	- 16.1%
Closed Sales	643	471	- 26.7%	3,968	3,597	- 9.3%
Median Sales Price*	\$550,000	\$617,000	+ 12.2%	\$488,500	\$600,500	+ 22.9%
Inventory of Homes for Sale	1,185	680	- 42.6%	--	--	--
Months Supply of Inventory	2.7	1.5	- 44.4%	--	--	--
Cumulative Days on Market Until Sale	98	25	- 74.5%	109	45	- 58.7%
Percent of Original List Price Received*	96.6%	100.9%	+ 4.5%	95.0%	101.3%	+ 6.6%
New Listings	707	531	- 24.9%	5,026	4,349	- 13.5%

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

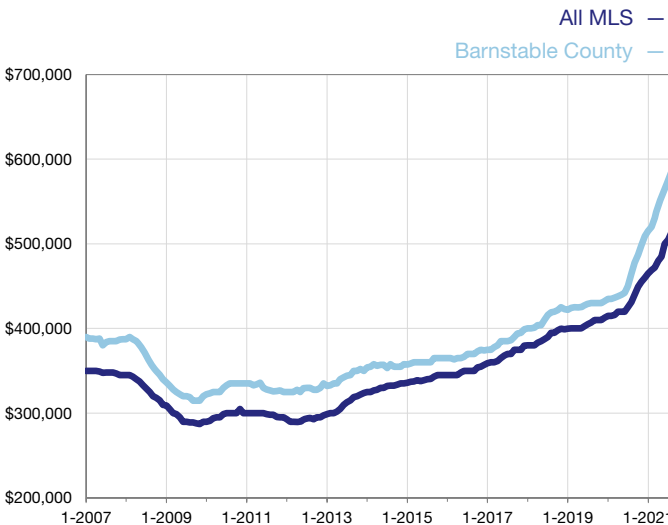
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	208	147	- 29.3%	1,144	1,115	- 2.5%
Closed Sales	186	135	- 27.4%	999	986	- 1.3%
Median Sales Price*	\$345,300	\$400,000	+ 15.8%	\$320,000	\$360,000	+ 12.5%
Inventory of Homes for Sale	382	177	- 53.7%	--	--	--
Months Supply of Inventory	3.4	1.5	- 55.9%	--	--	--
Cumulative Days on Market Until Sale	92	26	- 71.7%	107	59	- 44.9%
Percent of Original List Price Received*	96.4%	100.1%	+ 3.8%	95.8%	99.9%	+ 4.3%
New Listings	205	139	- 32.2%	1,344	1,140	- 15.2%

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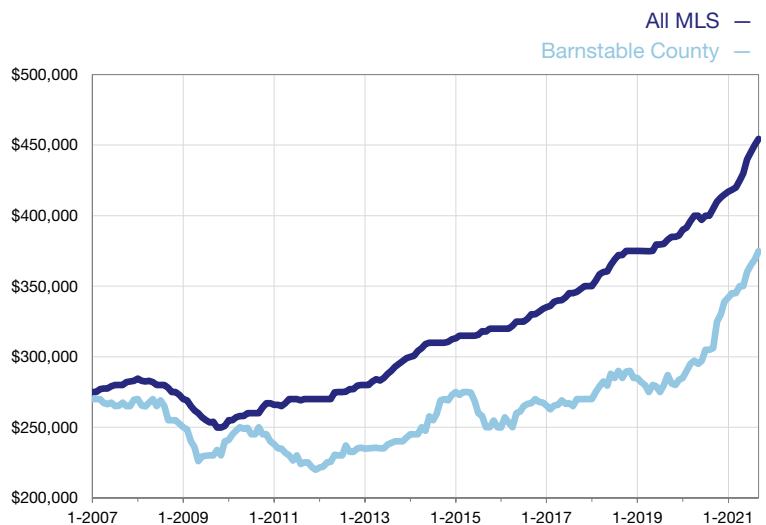
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Berkshire County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	204	160	- 21.6%	1,427	1,231	- 13.7%
Closed Sales	193	167	- 13.5%	1,173	1,134	- 3.3%
Median Sales Price*	\$299,000	\$346,000	+ 15.7%	\$247,000	\$300,250	+ 21.6%
Inventory of Homes for Sale	559	382	- 31.7%	--	--	--
Months Supply of Inventory	4.2	2.6	- 38.1%	--	--	--
Cumulative Days on Market Until Sale	70	30	- 57.1%	89	48	- 46.1%
Percent of Original List Price Received*	95.9%	98.3%	+ 2.5%	94.3%	98.1%	+ 4.0%
New Listings	219	179	- 18.3%	1,653	1,524	- 7.8%

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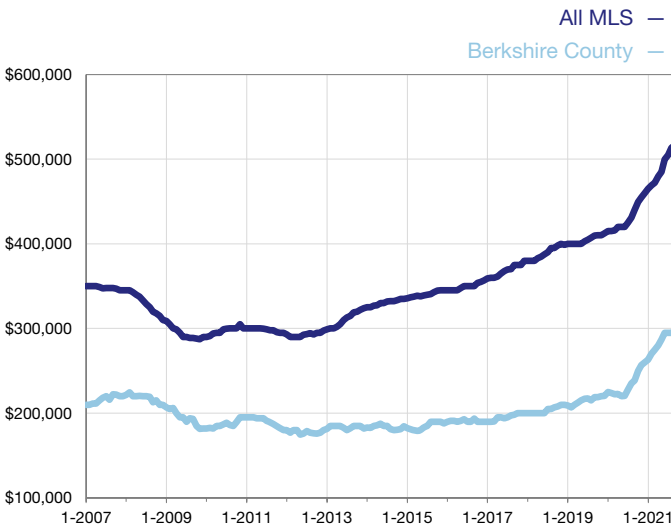
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	24	12	- 50.0%	147	166	+ 12.9%
Closed Sales	25	19	- 24.0%	117	154	+ 31.6%
Median Sales Price*	\$332,500	\$202,000	- 39.2%	\$332,500	\$265,000	- 20.3%
Inventory of Homes for Sale	102	46	- 54.9%	--	--	--
Months Supply of Inventory	6.9	2.5	- 63.8%	--	--	--
Cumulative Days on Market Until Sale	85	36	- 57.6%	139	81	- 41.7%
Percent of Original List Price Received*	93.8%	99.0%	+ 5.5%	92.9%	96.6%	+ 4.0%
New Listings	33	16	- 51.5%	193	164	- 15.0%

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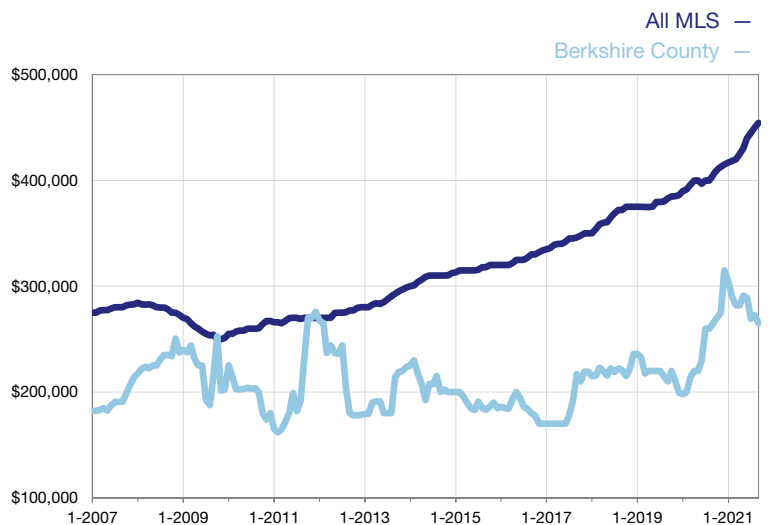
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Bristol County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	462	424	- 8.2%	3,872	3,612	- 6.7%
Closed Sales	494	471	- 4.7%	3,396	3,423	+ 0.8%
Median Sales Price*	\$391,450	\$430,000	+ 9.8%	\$360,000	\$425,000	+ 18.1%
Inventory of Homes for Sale	690	467	- 32.3%	--	--	--
Months Supply of Inventory	1.8	1.2	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	45	26	- 42.2%	57	30	- 47.4%
Percent of Original List Price Received*	100.5%	102.6%	+ 2.1%	98.5%	103.1%	+ 4.7%
New Listings	547	454	- 17.0%	4,335	4,152	- 4.2%

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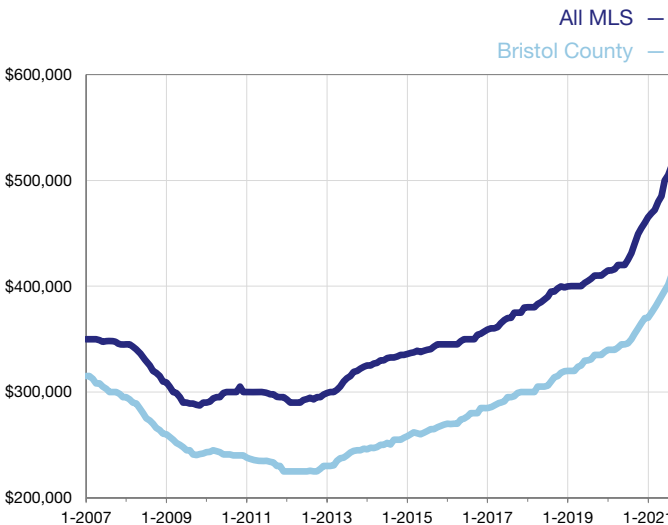
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	95	94	- 1.1%	655	670	+ 2.3%
Closed Sales	98	87	- 11.2%	586	636	+ 8.5%
Median Sales Price*	\$246,000	\$280,000	+ 13.8%	\$241,500	\$269,450	+ 11.6%
Inventory of Homes for Sale	116	62	- 46.6%	--	--	--
Months Supply of Inventory	1.7	0.8	- 52.9%	--	--	--
Cumulative Days on Market Until Sale	36	26	- 27.8%	46	29	- 37.0%
Percent of Original List Price Received*	99.8%	102.2%	+ 2.4%	98.4%	101.8%	+ 3.5%
New Listings	99	91	- 8.1%	756	748	- 1.1%

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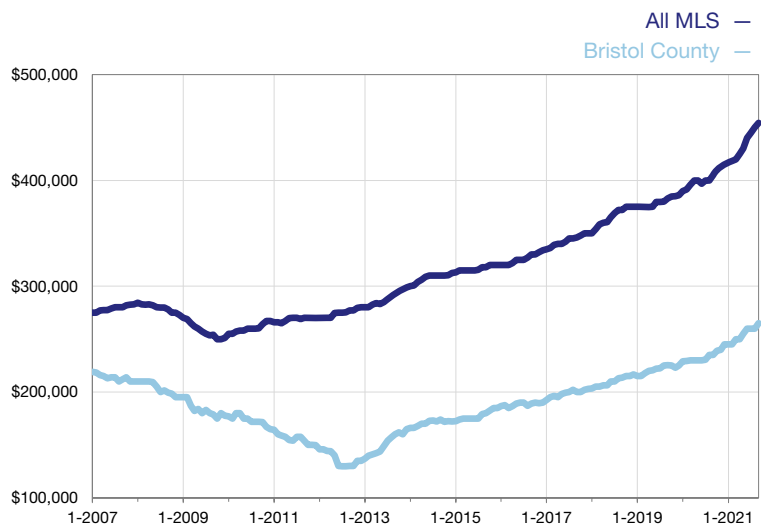
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Dukes County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	11	7	- 36.4%	68	54	- 20.6%
Closed Sales	18	7	- 61.1%	65	44	- 32.3%
Median Sales Price*	\$1,550,000	\$1,005,000	- 35.2%	\$1,370,000	\$1,141,750	- 16.7%
Inventory of Homes for Sale	59	23	- 61.0%	--	--	--
Months Supply of Inventory	8.1	3.7	- 54.3%	--	--	--
Cumulative Days on Market Until Sale	153	38	- 75.2%	175	56	- 68.0%
Percent of Original List Price Received*	92.7%	93.7%	+ 1.1%	91.6%	96.8%	+ 5.7%
New Listings	17	9	- 47.1%	116	75	- 35.3%

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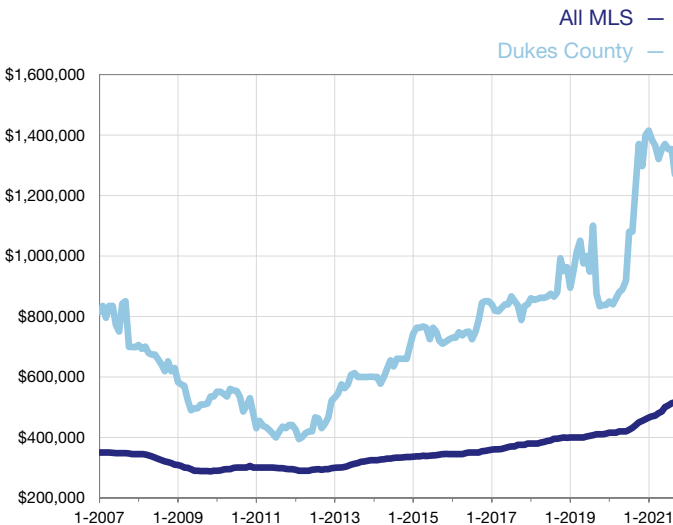
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	0	--	3	5	+ 66.7%
Closed Sales	0	0	--	3	6	+ 100.0%
Median Sales Price*	\$0	\$0	--	\$80,000	\$702,500	+ 778.1%
Inventory of Homes for Sale	13	1	- 92.3%	--	--	--
Months Supply of Inventory	7.8	0.8	- 89.7%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	40	165	+ 312.5%
Percent of Original List Price Received*	0.0%	0.0%	--	90.3%	93.8%	+ 3.9%
New Listings	0	1	--	14	8	- 42.9%

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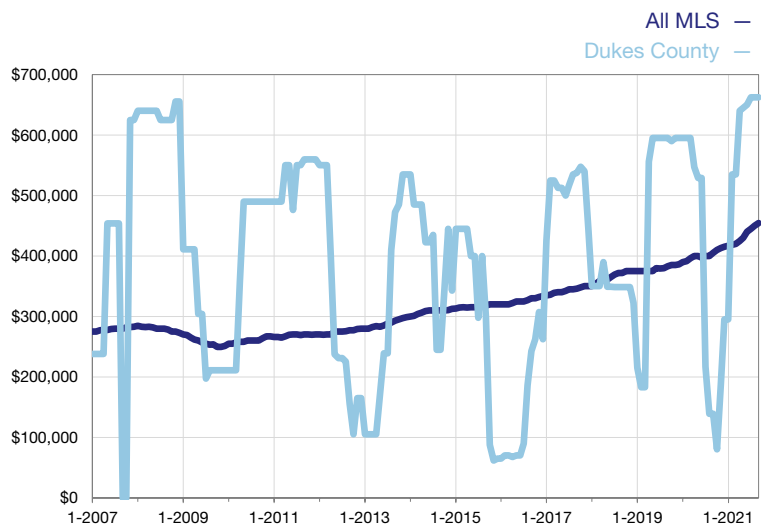
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Essex County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	629	579	- 7.9%	4,780	4,706	- 1.5%
Closed Sales	648	568	- 12.3%	4,249	4,341	+ 2.2%
Median Sales Price*	\$565,000	\$600,000	+ 6.2%	\$530,000	\$605,000	+ 14.2%
Inventory of Homes for Sale	699	528	- 24.5%	--	--	--
Months Supply of Inventory	1.4	1.0	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	35	24	- 31.4%	44	27	- 38.6%
Percent of Original List Price Received*	101.6%	104.3%	+ 2.7%	99.6%	105.1%	+ 5.5%
New Listings	730	697	- 4.5%	5,441	5,357	- 1.5%

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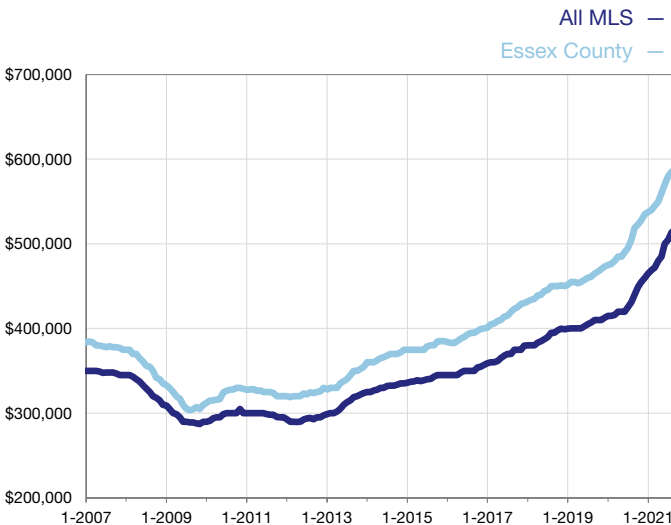
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	317	275	- 13.2%	2,214	2,300	+ 3.9%
Closed Sales	314	253	- 19.4%	1,961	2,131	+ 8.7%
Median Sales Price*	\$389,950	\$394,000	+ 1.0%	\$347,000	\$381,255	+ 9.9%
Inventory of Homes for Sale	374	252	- 32.6%	--	--	--
Months Supply of Inventory	1.7	1.0	- 41.2%	--	--	--
Cumulative Days on Market Until Sale	40	23	- 42.5%	48	31	- 35.4%
Percent of Original List Price Received*	100.4%	102.8%	+ 2.4%	99.6%	102.3%	+ 2.7%
New Listings	394	305	- 22.6%	2,581	2,626	+ 1.7%

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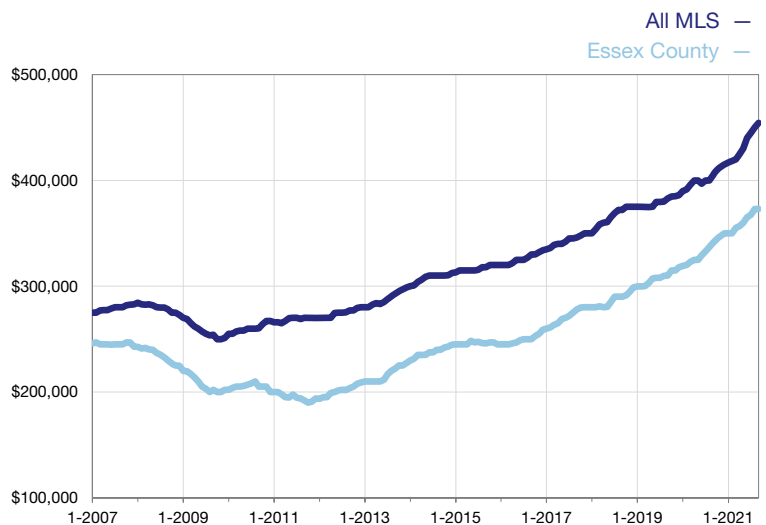
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Franklin County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	71	67	- 5.6%	509	471	- 7.5%
Closed Sales	66	61	- 7.6%	446	431	- 3.4%
Median Sales Price*	\$243,500	\$282,000	+ 15.8%	\$235,500	\$282,000	+ 19.7%
Inventory of Homes for Sale	121	91	- 24.8%	--	--	--
Months Supply of Inventory	2.4	1.7	- 29.2%	--	--	--
Cumulative Days on Market Until Sale	60	31	- 48.3%	77	40	- 48.1%
Percent of Original List Price Received*	98.0%	103.5%	+ 5.6%	95.4%	102.2%	+ 7.1%
New Listings	69	73	+ 5.8%	568	560	- 1.4%

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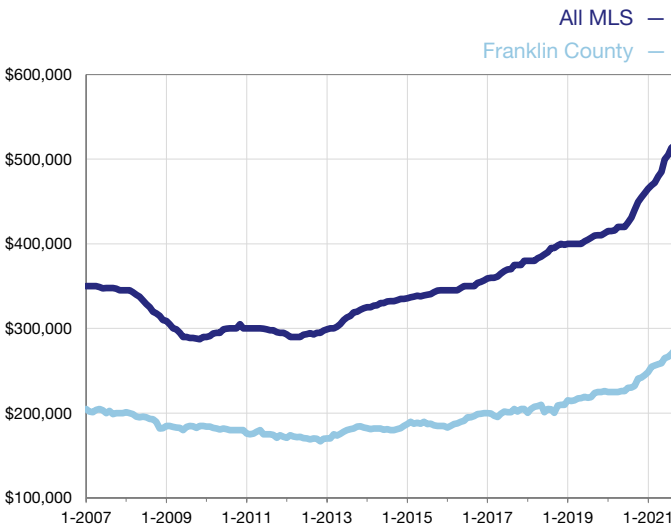
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	6	4	- 33.3%	32	24	- 25.0%
Closed Sales	2	3	+ 50.0%	26	17	- 34.6%
Median Sales Price*	\$272,700	\$329,900	+ 21.0%	\$179,000	\$185,000	+ 3.4%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	1.4	0.7	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	30	21	- 30.0%	79	29	- 63.3%
Percent of Original List Price Received*	100.1%	99.5%	- 0.6%	96.7%	101.4%	+ 4.9%
New Listings	4	7	+ 75.0%	36	25	- 30.6%

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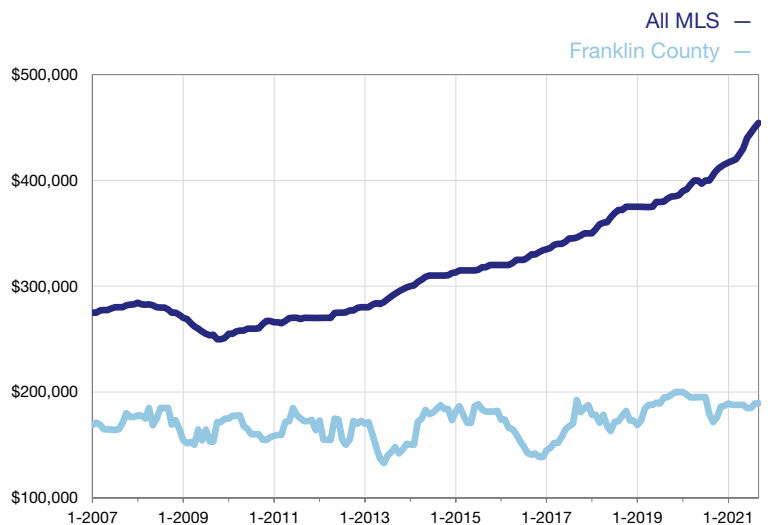
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Hampden County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	429	431	+ 0.5%	3,340	3,393	+ 1.6%
Closed Sales	403	391	- 3.0%	2,921	3,091	+ 5.8%
Median Sales Price*	\$249,000	\$275,000	+ 10.4%	\$230,000	\$265,000	+ 15.2%
Inventory of Homes for Sale	589	405	- 31.2%	--	--	--
Months Supply of Inventory	1.8	1.1	- 38.9%	--	--	--
Cumulative Days on Market Until Sale	33	27	- 18.2%	50	32	- 36.0%
Percent of Original List Price Received*	100.2%	102.7%	+ 2.5%	98.6%	102.7%	+ 4.2%
New Listings	522	459	- 12.1%	3,780	3,817	+ 1.0%

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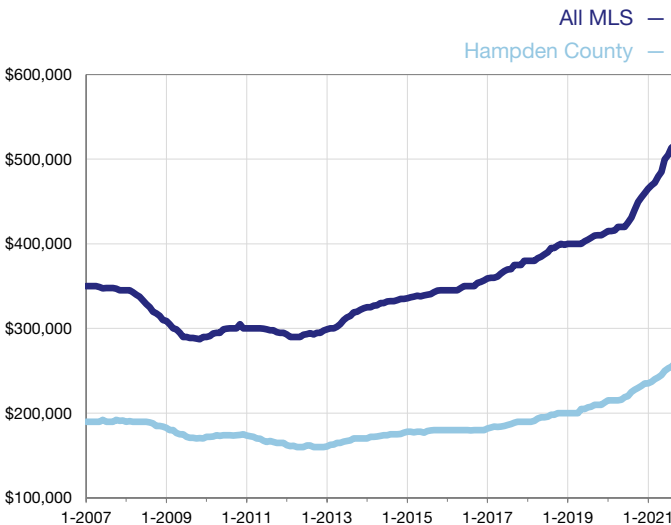
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	43	95	+ 120.9%	408	510	+ 25.0%
Closed Sales	54	62	+ 14.8%	376	436	+ 16.0%
Median Sales Price*	\$163,950	\$169,950	+ 3.7%	\$155,000	\$171,875	+ 10.9%
Inventory of Homes for Sale	80	41	- 48.8%	--	--	--
Months Supply of Inventory	1.8	0.9	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	43	25	- 41.9%	58	32	- 44.8%
Percent of Original List Price Received*	99.5%	102.3%	+ 2.8%	97.7%	101.5%	+ 3.9%
New Listings	58	67	+ 15.5%	438	533	+ 21.7%

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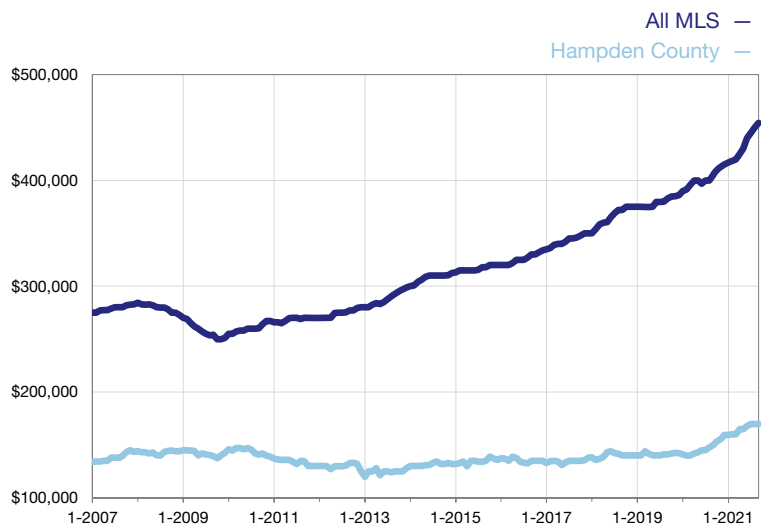
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



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Hampshire County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	126	138	+ 9.5%	1,006	1,008	+ 0.2%
Closed Sales	136	132	- 2.9%	906	926	+ 2.2%
Median Sales Price*	\$335,000	\$350,000	+ 4.5%	\$315,250	\$367,850	+ 16.7%
Inventory of Homes for Sale	259	138	- 46.7%	--	--	--
Months Supply of Inventory	2.5	1.3	- 48.0%	--	--	--
Cumulative Days on Market Until Sale	44	32	- 27.3%	67	42	- 37.3%
Percent of Original List Price Received*	98.8%	102.6%	+ 3.8%	97.3%	102.3%	+ 5.1%
New Listings	145	134	- 7.6%	1,169	1,115	- 4.6%

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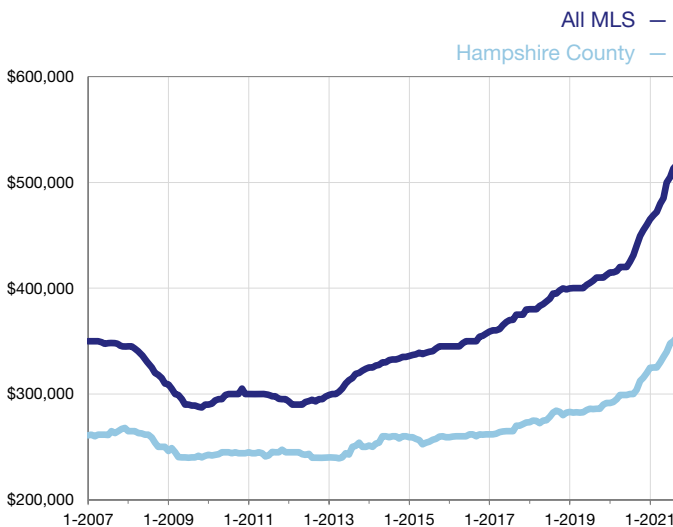
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	28	34	+ 21.4%	192	285	+ 48.4%
Closed Sales	24	40	+ 66.7%	171	249	+ 45.6%
Median Sales Price*	\$223,500	\$249,900	+ 11.8%	\$230,000	\$245,000	+ 6.5%
Inventory of Homes for Sale	59	31	- 47.5%	--	--	--
Months Supply of Inventory	3.0	1.2	- 60.0%	--	--	--
Cumulative Days on Market Until Sale	45	55	+ 22.2%	62	58	- 6.5%
Percent of Original List Price Received*	98.3%	101.9%	+ 3.7%	98.0%	100.6%	+ 2.7%
New Listings	23	41	+ 78.3%	227	304	+ 33.9%

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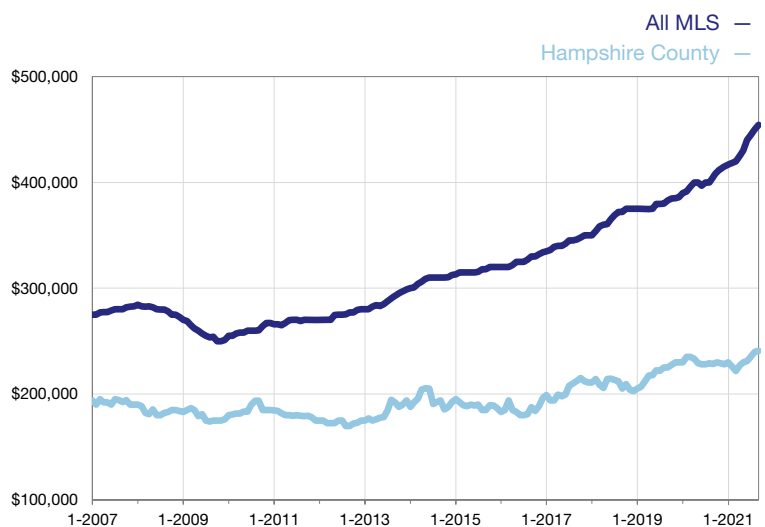
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



Local Market Update – September 2021

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Middlesex County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	1,182	1,071	- 9.4%	8,776	9,270	+ 5.6%
Closed Sales	1,124	1,058	- 5.9%	7,754	8,654	+ 11.6%
Median Sales Price*	\$650,000	\$690,000	+ 6.2%	\$635,000	\$710,000	+ 11.8%
Inventory of Homes for Sale	1,331	1,038	- 22.0%	--	--	--
Months Supply of Inventory	1.5	1.0	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	32	24	- 25.0%	43	26	- 39.5%
Percent of Original List Price Received*	101.3%	104.0%	+ 2.7%	99.8%	105.1%	+ 5.3%
New Listings	1,420	1,389	- 2.2%	10,254	10,632	+ 3.7%

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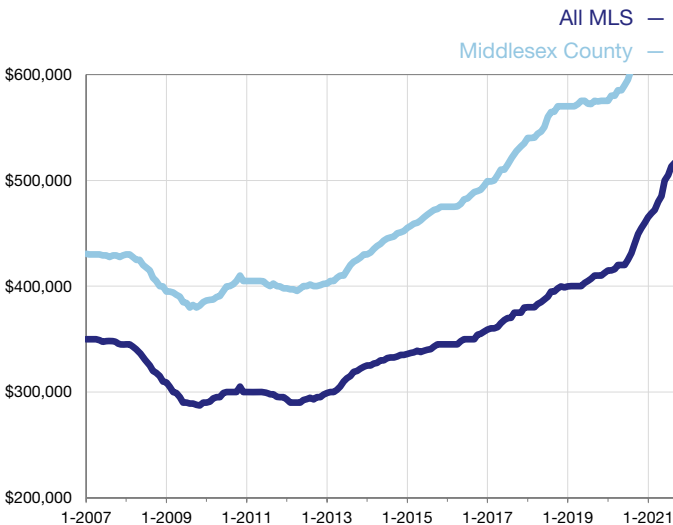
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	569	620	+ 9.0%	4,400	5,485	+ 24.7%
Closed Sales	588	601	+ 2.2%	3,960	5,268	+ 33.0%
Median Sales Price*	\$522,500	\$495,000	- 5.3%	\$514,248	\$538,000	+ 4.6%
Inventory of Homes for Sale	1,087	753	- 30.7%	--	--	--
Months Supply of Inventory	2.4	1.3	- 45.8%	--	--	--
Cumulative Days on Market Until Sale	39	32	- 17.9%	44	35	- 20.5%
Percent of Original List Price Received*	99.2%	101.3%	+ 2.1%	99.5%	101.7%	+ 2.2%
New Listings	858	866	+ 0.9%	5,644	6,424	+ 13.8%

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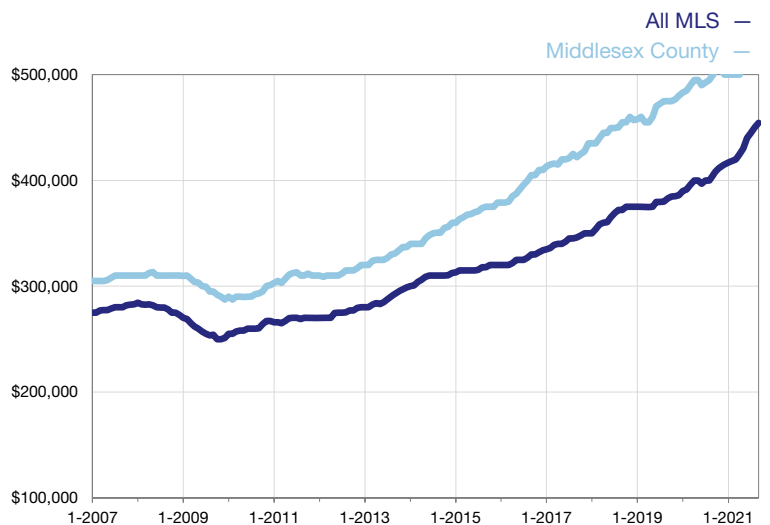
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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Nantucket County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	13	2	- 84.6%	53	30	- 43.4%
Closed Sales	14	2	- 85.7%	39	30	- 23.1%
Median Sales Price*	\$2,600,000	\$2,252,500	- 13.4%	\$2,600,000	\$3,125,000	+ 20.2%
Inventory of Homes for Sale	38	14	- 63.2%	--	--	--
Months Supply of Inventory	7.6	2.7	- 64.5%	--	--	--
Cumulative Days on Market Until Sale	73	18	- 75.3%	91	120	+ 31.9%
Percent of Original List Price Received*	94.0%	99.3%	+ 5.6%	92.7%	93.7%	+ 1.1%
New Listings	7	3	- 57.1%	98	40	- 59.2%

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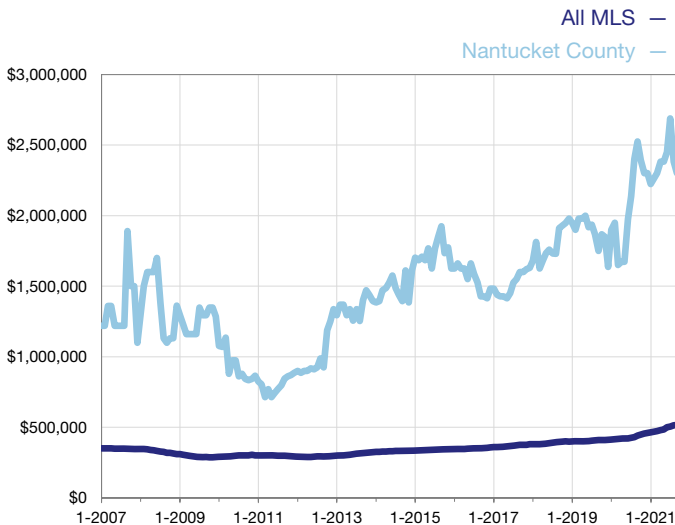
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	0	--	3	2	- 33.3%
Closed Sales	2	0	- 100.0%	2	2	0.0%
Median Sales Price*	\$987,500	\$0	- 100.0%	\$987,500	\$796,000	- 19.4%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.5	2.0	+ 300.0%	--	--	--
Cumulative Days on Market Until Sale	68	0	- 100.0%	68	118	+ 73.5%
Percent of Original List Price Received*	96.9%	0.0%	- 100.0%	96.9%	90.8%	- 6.3%
New Listings	0	0	--	4	4	0.0%

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

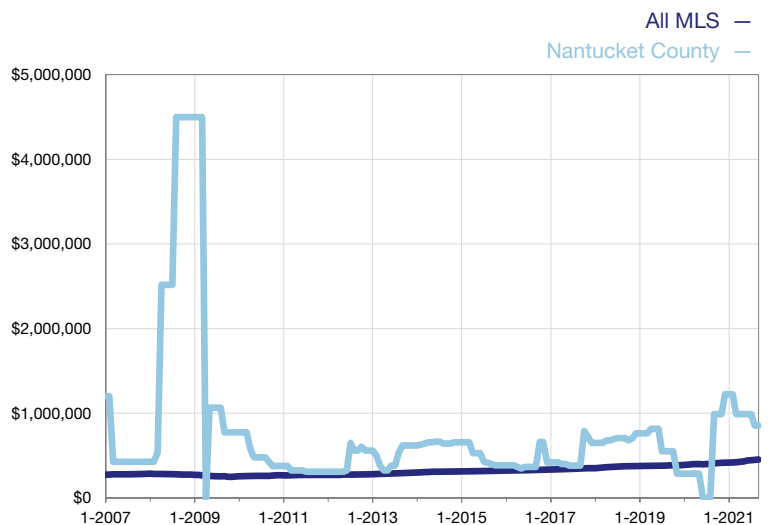
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



Local Market Update – September 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norfolk County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	610	556	- 8.9%	4,879	5,069	+ 3.9%
Closed Sales	637	541	- 15.1%	4,354	4,771	+ 9.6%
Median Sales Price*	\$580,000	\$650,000	+ 12.1%	\$570,000	\$654,000	+ 14.7%
Inventory of Homes for Sale	847	568	- 32.9%	--	--	--
Months Supply of Inventory	1.7	1.0	- 41.2%	--	--	--
Cumulative Days on Market Until Sale	38	26	- 31.6%	46	27	- 41.3%
Percent of Original List Price Received*	100.4%	102.7%	+ 2.3%	98.9%	103.6%	+ 4.8%
New Listings	750	707	- 5.7%	5,822	5,853	+ 0.5%

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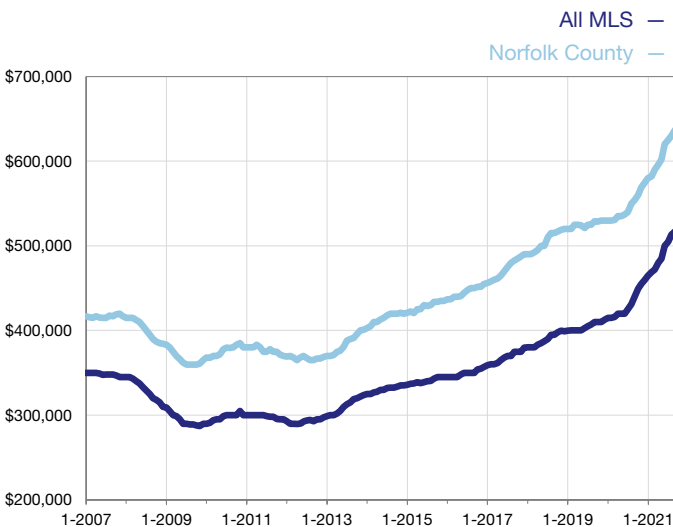
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	249	225	- 9.6%	1,787	2,338	+ 30.8%
Closed Sales	218	250	+ 14.7%	1,663	2,188	+ 31.6%
Median Sales Price*	\$417,500	\$465,000	+ 11.4%	\$439,000	\$489,000	+ 11.4%
Inventory of Homes for Sale	549	337	- 38.6%	--	--	--
Months Supply of Inventory	2.9	1.4	- 51.7%	--	--	--
Cumulative Days on Market Until Sale	40	37	- 7.5%	52	42	- 19.2%
Percent of Original List Price Received*	99.3%	100.8%	+ 1.5%	99.0%	100.3%	+ 1.3%
New Listings	347	317	- 8.6%	2,431	2,834	+ 16.6%

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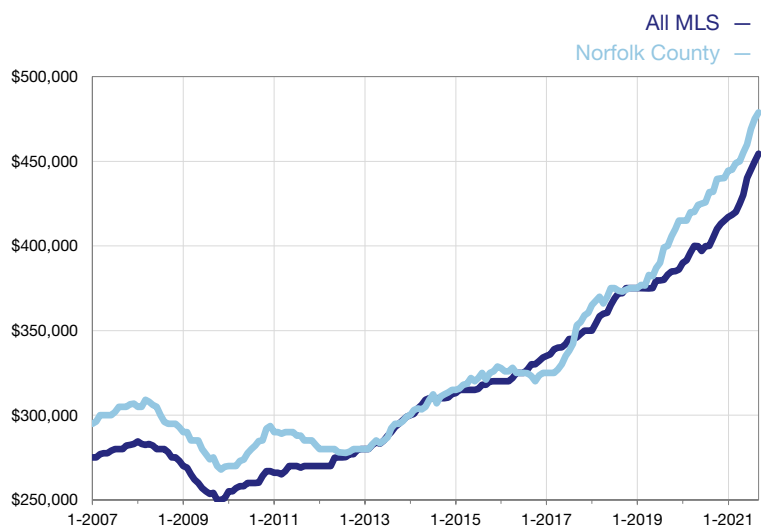
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



Local Market Update – September 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Plymouth County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	630	569	- 9.7%	5,070	4,649	- 8.3%
Closed Sales	696	562	- 19.3%	4,423	4,298	- 2.8%
Median Sales Price*	\$474,500	\$515,556	+ 8.7%	\$442,728	\$508,000	+ 14.7%
Inventory of Homes for Sale	831	520	- 37.4%	--	--	--
Months Supply of Inventory	1.7	1.0	- 41.2%	--	--	--
Cumulative Days on Market Until Sale	46	31	- 32.6%	59	31	- 47.5%
Percent of Original List Price Received*	99.7%	102.6%	+ 2.9%	98.1%	103.2%	+ 5.2%
New Listings	699	619	- 11.4%	5,739	5,271	- 8.2%

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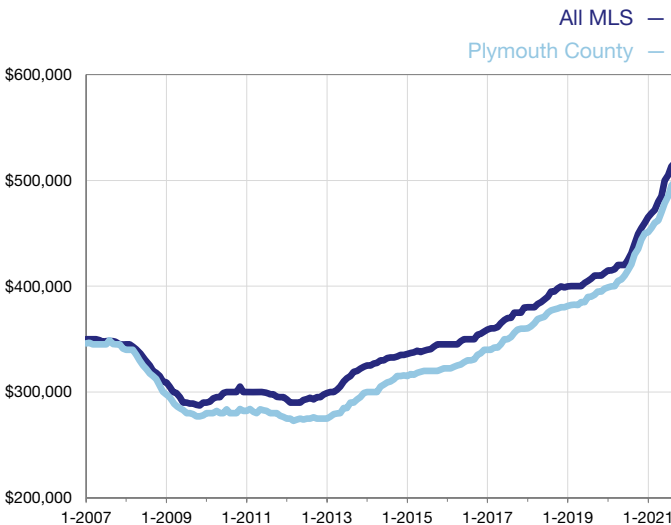
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	132	129	- 2.3%	1,073	1,105	+ 3.0%
Closed Sales	157	135	- 14.0%	914	1,019	+ 11.5%
Median Sales Price*	\$355,000	\$399,900	+ 12.6%	\$349,950	\$375,900	+ 7.4%
Inventory of Homes for Sale	231	131	- 43.3%	--	--	--
Months Supply of Inventory	2.2	1.1	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	53	40	- 24.5%	66	40	- 39.4%
Percent of Original List Price Received*	101.1%	100.7%	- 0.4%	99.3%	101.4%	+ 2.1%
New Listings	153	144	- 5.9%	1,309	1,263	- 3.5%

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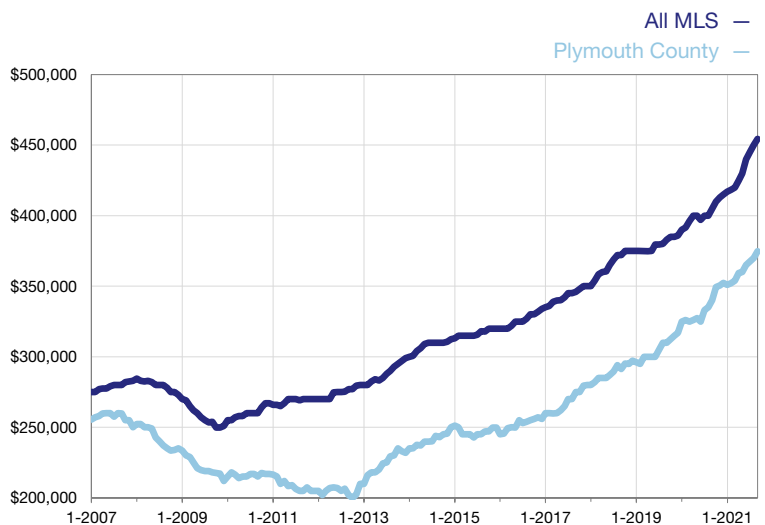
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



Local Market Update – September 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Suffolk County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	137	151	+ 10.2%	899	1,110	+ 23.5%
Closed Sales	132	125	- 5.3%	804	1,038	+ 29.1%
Median Sales Price*	\$647,500	\$685,000	+ 5.8%	\$630,000	\$710,000	+ 12.7%
Inventory of Homes for Sale	276	194	- 29.7%	--	--	--
Months Supply of Inventory	2.9	1.6	- 44.8%	--	--	--
Cumulative Days on Market Until Sale	33	38	+ 15.2%	36	35	- 2.8%
Percent of Original List Price Received*	100.3%	100.9%	+ 0.6%	99.8%	101.7%	+ 1.9%
New Listings	208	207	- 0.5%	1,233	1,410	+ 14.4%

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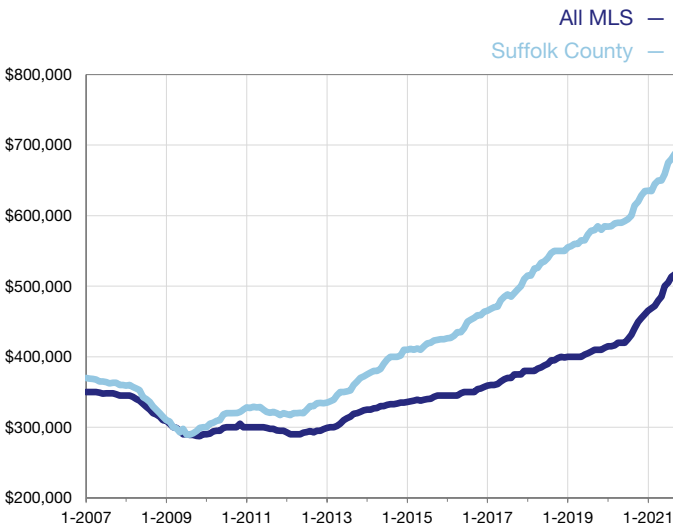
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	395	537	+ 35.9%	3,441	5,158	+ 49.9%
Closed Sales	394	544	+ 38.1%	3,281	5,026	+ 53.2%
Median Sales Price*	\$635,000	\$700,000	+ 10.2%	\$640,000	\$669,000	+ 4.5%
Inventory of Homes for Sale	2,112	1,348	- 36.2%	--	--	--
Months Supply of Inventory	5.8	2.6	- 55.2%	--	--	--
Cumulative Days on Market Until Sale	41	73	+ 78.0%	49	56	+ 14.3%
Percent of Original List Price Received*	97.7%	98.7%	+ 1.0%	98.1%	98.6%	+ 0.5%
New Listings	1,093	1,085	- 0.7%	6,177	7,101	+ 15.0%

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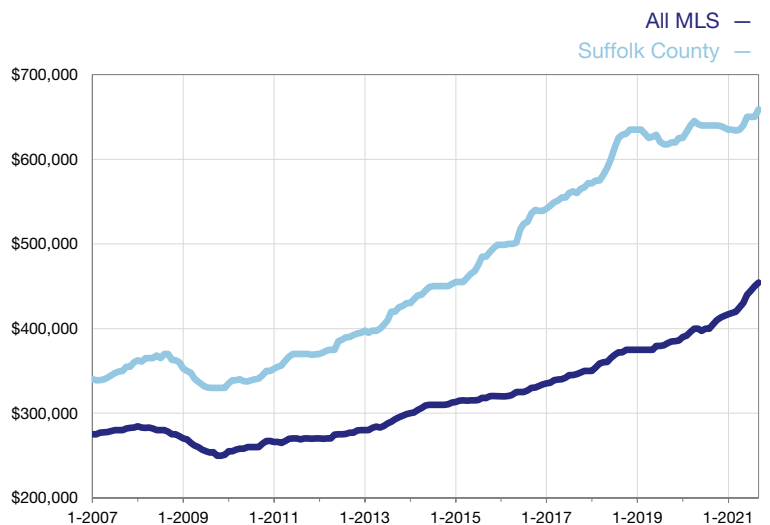
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



Local Market Update – September 2021

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Worcester County

Single-Family Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	868	786	- 9.4%	6,780	6,470	- 4.6%
Closed Sales	813	785	- 3.4%	5,935	6,016	+ 1.4%
Median Sales Price*	\$366,000	\$400,000	+ 9.3%	\$333,500	\$387,897	+ 16.3%
Inventory of Homes for Sale	1,134	817	- 28.0%	--	--	--
Months Supply of Inventory	1.7	1.1	- 35.3%	--	--	--
Cumulative Days on Market Until Sale	40	26	- 35.0%	52	29	- 44.2%
Percent of Original List Price Received*	101.0%	102.9%	+ 1.9%	98.8%	103.8%	+ 5.1%
New Listings	1,031	902	- 12.5%	7,690	7,469	- 2.9%

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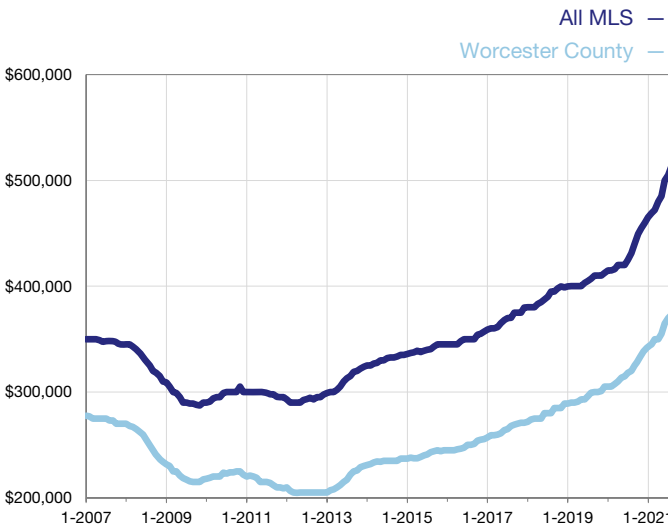
Condominium Properties

Key Metrics	September			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	172	171	- 0.6%	1,382	1,529	+ 10.6%
Closed Sales	176	163	- 7.4%	1,219	1,352	+ 10.9%
Median Sales Price*	\$269,250	\$293,000	+ 8.8%	\$245,000	\$278,250	+ 13.6%
Inventory of Homes for Sale	225	169	- 24.9%	--	--	--
Months Supply of Inventory	1.6	1.1	- 31.3%	--	--	--
Cumulative Days on Market Until Sale	46	28	- 39.1%	52	29	- 44.2%
Percent of Original List Price Received*	100.6%	102.4%	+ 1.8%	99.0%	102.9%	+ 3.9%
New Listings	199	209	+ 5.0%	1,561	1,678	+ 7.5%

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Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation

