

Local Market Update – October 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Groveland

Single-Family Properties

Key Metrics	October			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	7	10	+ 42.9%	67	70	+ 4.5%
Closed Sales	5	5	0.0%	65	62	- 4.6%
Median Sales Price*	\$465,000	\$490,000	+ 5.4%	\$477,000	\$497,500	+ 4.3%
Inventory of Homes for Sale	13	7	- 46.2%	--	--	--
Months Supply of Inventory	1.9	1.1	- 42.1%	--	--	--
Cumulative Days on Market Until Sale	25	35	+ 40.0%	47	41	- 12.8%
Percent of Original List Price Received*	99.0%	102.1%	+ 3.1%	97.3%	99.1%	+ 1.8%
New Listings	4	10	+ 150.0%	82	76	- 7.3%

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

Condominium Properties

Key Metrics	October			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	2	1	- 50.0%	14	5	- 64.3%
Closed Sales	0	0	--	12	4	- 66.7%
Median Sales Price*	\$0	\$0	--	\$296,750	\$381,250	+ 28.5%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	30	34	+ 13.3%
Percent of Original List Price Received*	0.0%	0.0%	--	101.0%	99.4%	- 1.6%
New Listings	0	1	--	13	5	- 61.5%

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

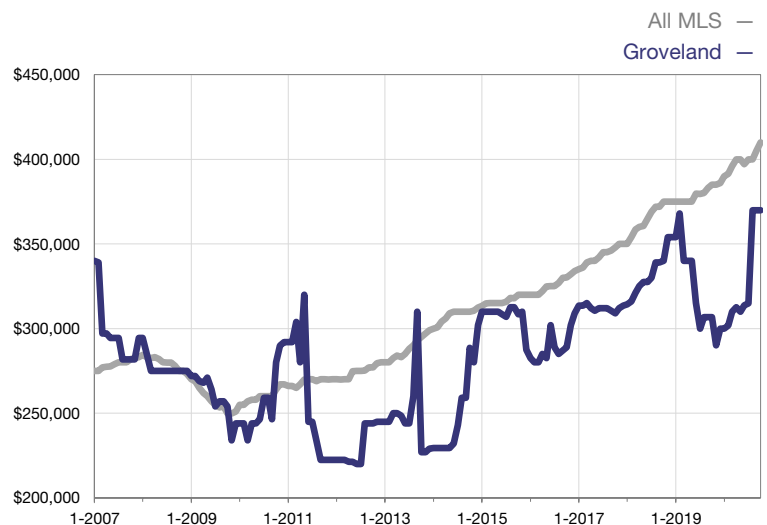
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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