

# Local Market Update – February 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Lowell

### Single-Family Properties

Key Metrics	February			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	33	32	- 3.0%	49	52	+ 6.1%
Closed Sales	13	17	+ 30.8%	49	52	+ 6.1%
Median Sales Price*	\$320,000	<b>\$417,000</b>	+ 30.3%	\$320,000	<b>\$400,000</b>	+ 25.0%
Inventory of Homes for Sale	42	17	- 59.5%	--	--	--
Months Supply of Inventory	1.0	0.5	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	62	19	- 69.4%	57	29	- 49.1%
Percent of Original List Price Received*	98.6%	<b>103.8%</b>	+ 5.3%	96.0%	<b>100.7%</b>	+ 4.9%
New Listings	37	35	- 5.4%	58	61	+ 5.2%

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

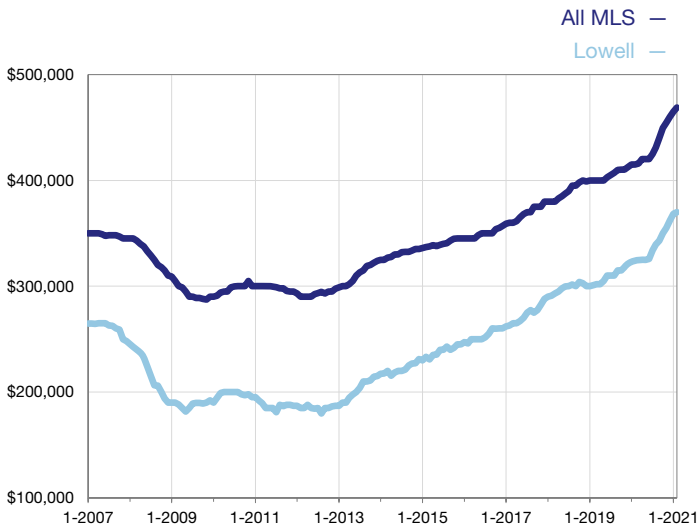
### Condominium Properties

Key Metrics	February			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	31	22	- 29.0%	47	49	+ 4.3%
Closed Sales	11	19	+ 72.7%	33	46	+ 39.4%
Median Sales Price*	\$205,000	<b>\$250,000</b>	+ 22.0%	\$230,000	<b>\$257,500</b>	+ 12.0%
Inventory of Homes for Sale	38	25	- 34.2%	--	--	--
Months Supply of Inventory	1.3	0.9	- 30.8%	--	--	--
Cumulative Days on Market Until Sale	56	45	- 19.6%	61	41	- 32.8%
Percent of Original List Price Received*	99.2%	<b>97.9%</b>	- 1.3%	97.7%	<b>99.5%</b>	+ 1.8%
New Listings	40	26	- 35.0%	57	52	- 8.8%

\* 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

