

# Local Market Update – February 2021

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## Millis

### Single-Family Properties

| Key Metrics                              | February  |                  |         | Year to Date |                  |         |
|--|-----------|------------------|---------|--------------|------------------|---------|
|  | 2020      | 2021             | + / -   | 2020         | 2021             | + / -   |
| Pending Sales                            | 6         | 3                | - 50.0% | 14           | 9                | - 35.7% |
| Closed Sales                             | 5         | 5                | 0.0%    | 13           | 12               | - 7.7%  |
| Median Sales Price*                      | \$439,000 | <b>\$555,000</b> | + 26.4% | \$452,000    | <b>\$577,500</b> | + 27.8% |
| Inventory of Homes for Sale              | 12        | 4                | - 66.7% | --           | --               | --      |
| Months Supply of Inventory               | 1.4       | 0.5              | - 64.3% | --           | --               | --      |
| Cumulative Days on Market Until Sale     | 45        | 70               | + 55.6% | 42           | 62               | + 47.6% |
| Percent of Original List Price Received* | 95.2%     | <b>95.6%</b>     | + 0.4%  | 96.0%        | <b>97.5%</b>     | + 1.6%  |
| New Listings                             | 9         | 5                | - 44.4% | 19           | 10               | - 47.4% |

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

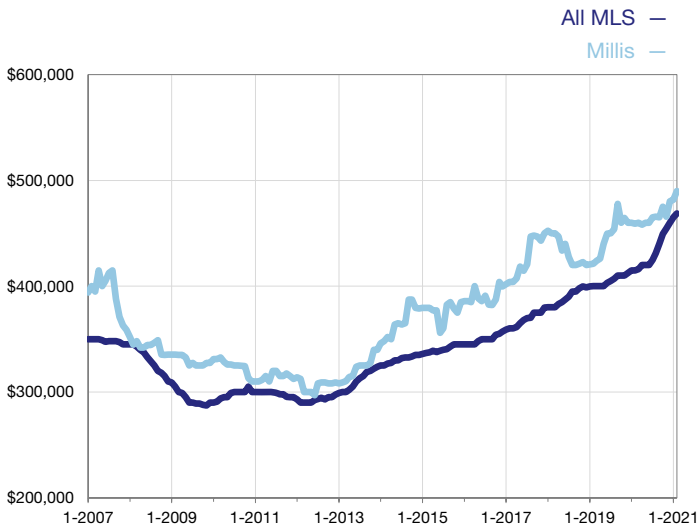
### Condominium Properties

| Key Metrics                              | February  |                  |          | Year to Date |                  |         |
|--|-----------|------------------|----------|--------------|------------------|---------|
|  | 2020      | 2021             | + / -    | 2020         | 2021             | + / -   |
| Pending Sales                            | 4         | 7                | + 75.0%  | 9            | 12               | + 33.3% |
| Closed Sales                             | 8         | 6                | - 25.0%  | 13           | 9                | - 30.8% |
| Median Sales Price*                      | \$439,900 | <b>\$580,145</b> | + 31.9%  | \$439,900    | <b>\$498,600</b> | + 13.3% |
| Inventory of Homes for Sale              | 27        | 27               | 0.0%     | --           | --               | --      |
| Months Supply of Inventory               | 5.7       | 5.3              | - 7.0%   | --           | --               | --      |
| Cumulative Days on Market Until Sale     | 65        | 162              | + 149.2% | 72           | 115              | + 59.7% |
| Percent of Original List Price Received* | 101.8%    | <b>100.7%</b>    | - 1.1%   | 101.2%       | <b>100.8%</b>    | - 0.4%  |
| New Listings                             | 5         | 11               | + 120.0% | 11           | 17               | + 54.5% |

\* 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

