

# Local Market Update – July 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Lee

### Single-Family Properties

Key Metrics	July			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	19	7	- 63.2%	56	36	- 35.7%
Closed Sales	11	5	- 54.5%	31	24	- 22.6%
Median Sales Price*	\$234,900	<b>\$315,000</b>	+ 34.1%	\$227,500	<b>\$310,750</b>	+ 36.6%
Inventory of Homes for Sale	21	26	+ 23.8%	--	--	--
Months Supply of Inventory	4.1	4.1	0.0%	--	--	--
Cumulative Days on Market Until Sale	41	17	- 58.5%	62	70	+ 12.9%
Percent of Original List Price Received*	97.5%	95.0%	- 2.6%	95.2%	96.6%	+ 1.5%
New Listings	13	16	+ 23.1%	64	57	- 10.9%

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

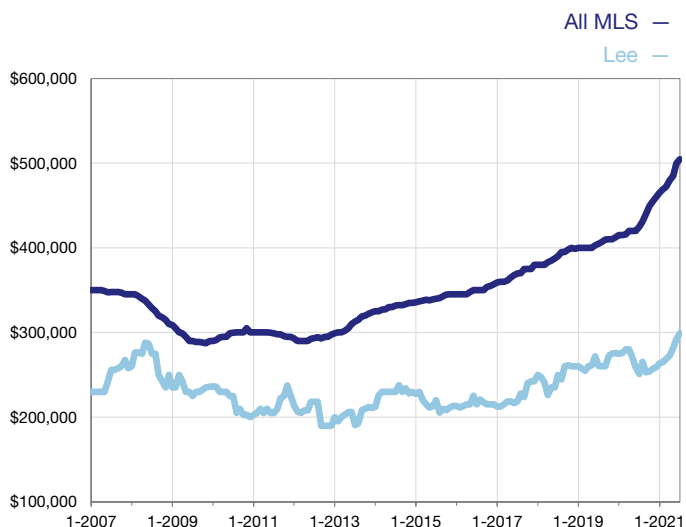
### Condominium Properties

Key Metrics	July			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	4	- 20.0%	5	12	+ 140.0%
Closed Sales	1	1	0.0%	1	7	+ 600.0%
Median Sales Price*	\$288,750	<b>\$497,500</b>	+ 72.3%	\$288,750	<b>\$289,900</b>	+ 0.4%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	4.5	1.3	- 71.1%	--	--	--
Cumulative Days on Market Until Sale	44	80	+ 81.8%	44	162	+ 268.2%
Percent of Original List Price Received*	98.0%	100.0%	+ 2.0%	98.0%	95.0%	- 3.1%
New Listings	3	3	0.0%	7	9	+ 28.6%

\* 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

