Local Market Update – August 2021

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Hopedale

Single-Family Properties

	August			Year to Date		
Key Metrics	**2020**	**2021**	**+ / –**	**2020**	**2021**	**+ / –**
Pending Sales	2	**6**	+ 200.0%	41	**58**	+ 41.5%
Closed Sales	7	**10**	+ 42.9%	40	**56**	+ 40.0%
Median Sales Price*	$426,499	**$522,500**	+ 22.5%	$400,000	**$497,000**	+ 24.3%
Inventory of Homes for Sale	3	**2**	- 33.3%	--	--	--
Months Supply of Inventory	0.6	**0.3**	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	37	**44**	+ 18.9%	52	**23**	- 55.8%
Percent of Original List Price Received*	103.5%	**100.4%**	- 3.0%	98.7%	**104.2%**	+ 5.6%
New Listings	4	**6**	+ 50.0%	40	**63**	+ 57.5%

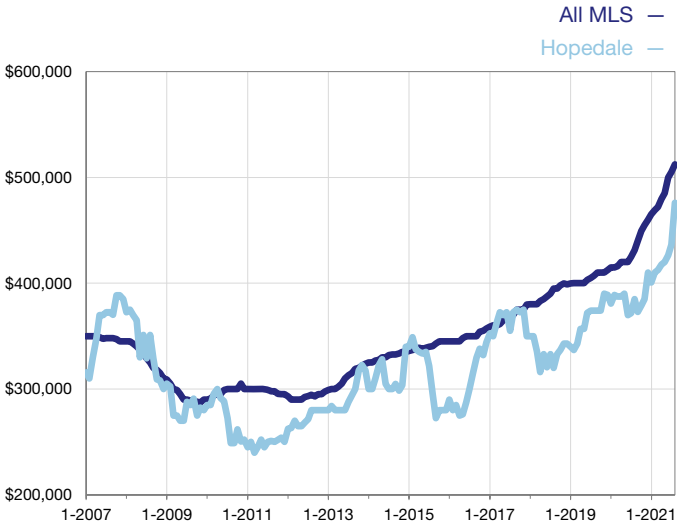
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

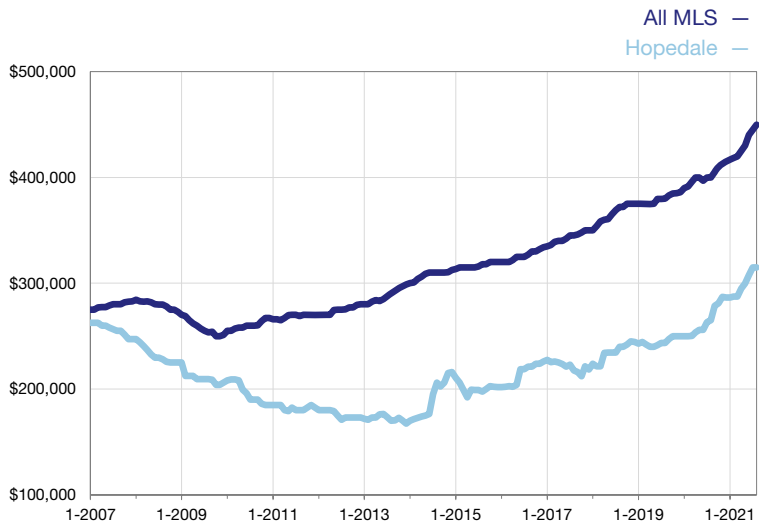
	August			Year to Date		
Key Metrics	**2020**	**2021**	**+ / –**	**2020**	**2021**	**+ / –**
Pending Sales	2	**0**	- 100.0%	23	**23**	0.0%
Closed Sales	3	**1**	- 66.7%	22	**22**	0.0%
Median Sales Price*	$290,000	**$375,000**	+ 29.3%	$286,000	**$325,000**	+ 13.6%
Inventory of Homes for Sale	2	**1**	- 50.0%	--	--	--
Months Supply of Inventory	0.6	**0.3**	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	149	**7**	- 95.3%	102	**24**	- 76.5%
Percent of Original List Price Received*	104.4%	**100.0%**	- 4.2%	99.4%	**104.4%**	+ 5.0%
New Listings	2	**1**	- 50.0%	16	**24**	+ 50.0%

* 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



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