Local Market Update – September 2021

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

New Marlborough

Single-Family Properties

	September			Year to Date		
Key Metrics	**2020**	**2021**	**+ / –**	**2020**	**2021**	**+ / –**
Pending Sales	6	**1**	- 83.3%	36	**18**	- 50.0%
Closed Sales	7	**2**	- 71.4%	32	**17**	- 46.9%
Median Sales Price*	$515,000	**$475,000**	- 7.8%	$451,500	**$560,000**	+ 24.0%
Inventory of Homes for Sale	16	**18**	+ 12.5%	--	--	--
Months Supply of Inventory	4.8	**7.3**	+ 52.1%	--	--	--
Cumulative Days on Market Until Sale	196	**4**	- 98.0%	185	**37**	- 80.0%
Percent of Original List Price Received*	95.5%	**101.9%**	+ 6.7%	92.0%	**101.8%**	+ 10.7%
New Listings	5	**4**	- 20.0%	32	**33**	+ 3.1%

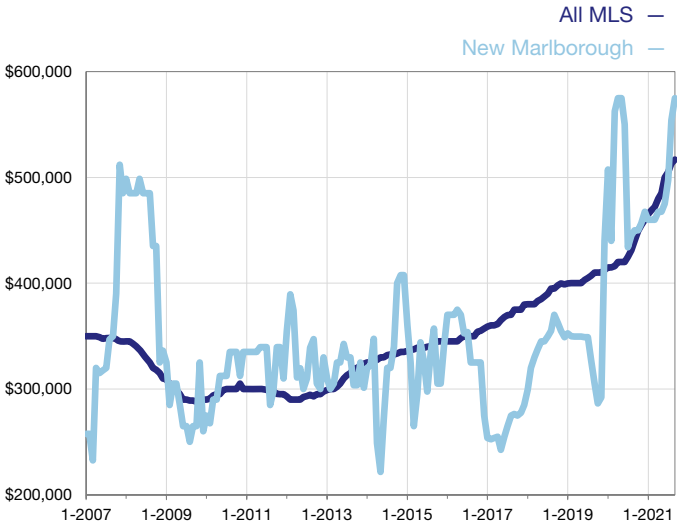
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

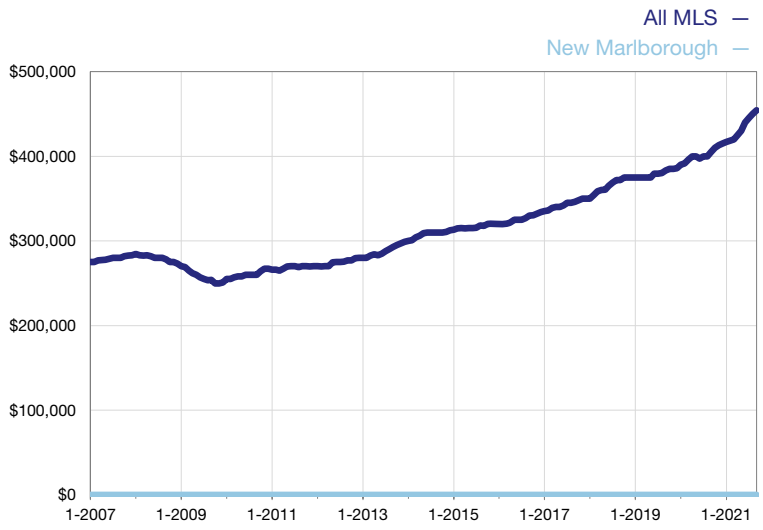
	September			Year to Date		
Key Metrics	**2020**	**2021**	**+ / –**	**2020**	**2021**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	0	**0**	--
Percent of Original List Price Received*	0.0%	**0.0%**	--	0.0%	**0.0%**	--
New Listings	0	**0**	--	0	**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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