Local Market Update – January 2022

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

Lakeville

Single-Family Properties

	January			Year to Date		
Key Metrics	**2021**	**2022**	**+ / –**	**2021**	**2022**	**+ / –**
Pending Sales	9	**6**	- 33.3%	9	**6**	- 33.3%
Closed Sales	11	**7**	- 36.4%	11	**7**	- 36.4%
Median Sales Price*	$501,000	**$355,000**	- 29.1%	$501,000	**$355,000**	- 29.1%
Inventory of Homes for Sale	15	**8**	- 46.7%	--	--	--
Months Supply of Inventory	1.0	**0.6**	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	40	**52**	+ 30.0%	40	**52**	+ 30.0%
Percent of Original List Price Received*	100.4%	**101.6%**	+ 1.2%	100.4%	**101.6%**	+ 1.2%
New Listings	8	**6**	- 25.0%	8	**6**	- 25.0%

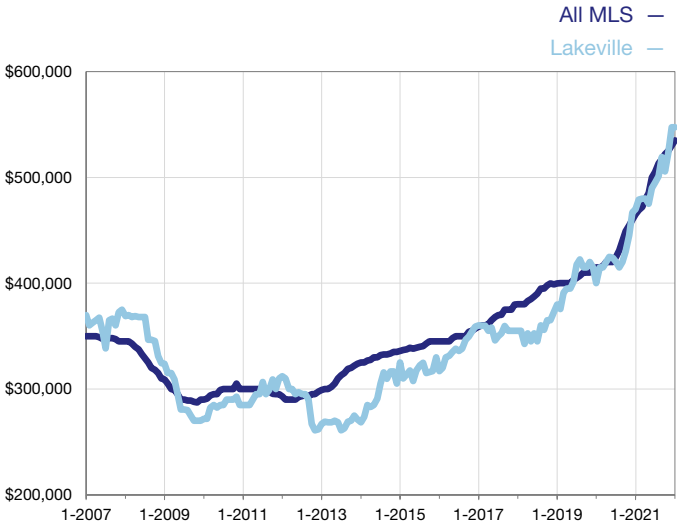
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

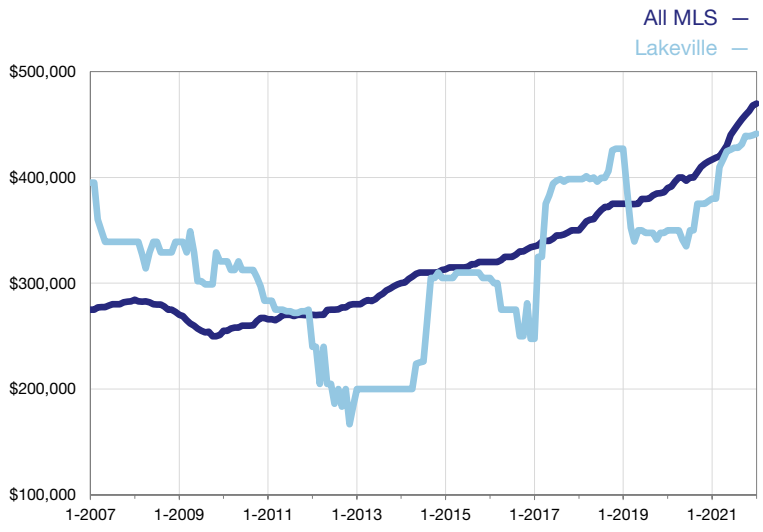
	January			Year to Date		
Key Metrics	**2021**	**2022**	**+ / –**	**2021**	**2022**	**+ / –**
Pending Sales	3	**5**	+ 66.7%	3	**5**	+ 66.7%
Closed Sales	6	**2**	- 66.7%	6	**2**	- 66.7%
Median Sales Price*	$427,900	**$471,243**	+ 10.1%	$427,900	**$471,243**	+ 10.1%
Inventory of Homes for Sale	19	**9**	- 52.6%	--	--	--
Months Supply of Inventory	5.0	**2.5**	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	37	**4**	- 89.2%	37	**4**	- 89.2%
Percent of Original List Price Received*	101.8%	**101.5%**	- 0.3%	101.8%	**101.5%**	- 0.3%
New Listings	11	**5**	- 54.5%	11	**5**	- 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



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