

# Local Market Update – February 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Lexington

### Single-Family Properties

Key Metrics	February			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	23	17	- 26.1%	43	24	- 44.2%
Closed Sales	12	13	+ 8.3%	30	28	- 6.7%
Median Sales Price*	\$1,579,500	<b>\$2,000,000</b>	+ 26.6%	\$1,555,781	<b>\$1,877,000</b>	+ 20.6%
Inventory of Homes for Sale	33	16	- 51.5%	--	--	--
Months Supply of Inventory	1.0	0.5	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	56	69	+ 23.2%	53	54	+ 1.9%
Percent of Original List Price Received*	99.4%	<b>108.5%</b>	+ 9.2%	99.4%	<b>104.4%</b>	+ 5.0%
New Listings	32	23	- 28.1%	48	35	- 27.1%

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

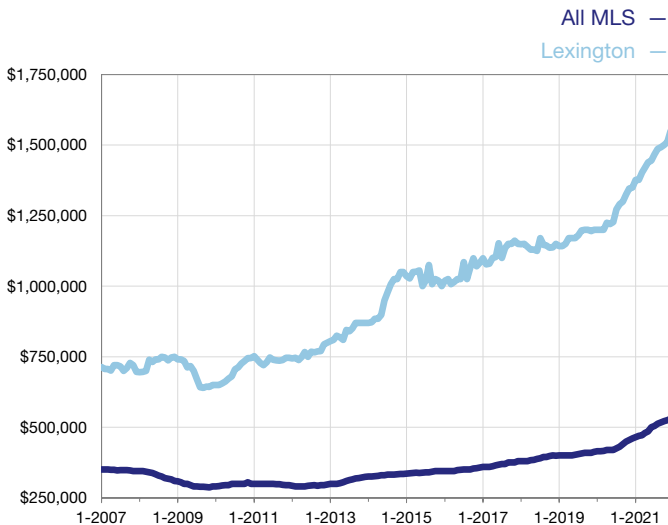
### Condominium Properties

Key Metrics	February			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	4	6	+ 50.0%	7	15	+ 114.3%
Closed Sales	1	5	+ 400.0%	4	9	+ 125.0%
Median Sales Price*	\$311,372	<b>\$950,000</b>	+ 205.1%	\$580,900	<b>\$1,400,000</b>	+ 141.0%
Inventory of Homes for Sale	4	0	- 100.0%	--	--	--
Months Supply of Inventory	0.8	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	7	35	+ 400.0%	24	28	+ 16.7%
Percent of Original List Price Received*	100.4%	<b>104.2%</b>	+ 3.8%	98.8%	<b>101.9%</b>	+ 3.1%
New Listings	6	4	- 33.3%	10	10	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

