

Local Market Update – June 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Athol

Single-Family Properties

Key Metrics	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	15	12	- 20.0%	85	70	- 17.6%
Closed Sales	18	15	- 16.7%	80	64	- 20.0%
Median Sales Price*	\$252,500	\$305,000	+ 20.8%	\$228,450	\$289,000	+ 26.5%
Inventory of Homes for Sale	12	23	+ 91.7%	--	--	--
Months Supply of Inventory	0.8	1.8	+ 125.0%	--	--	--
Cumulative Days on Market Until Sale	22	20	- 9.1%	34	29	- 14.7%
Percent of Original List Price Received*	105.1%	102.5%	- 2.5%	102.0%	102.6%	+ 0.6%
New Listings	15	23	+ 53.3%	88	90	+ 2.3%

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

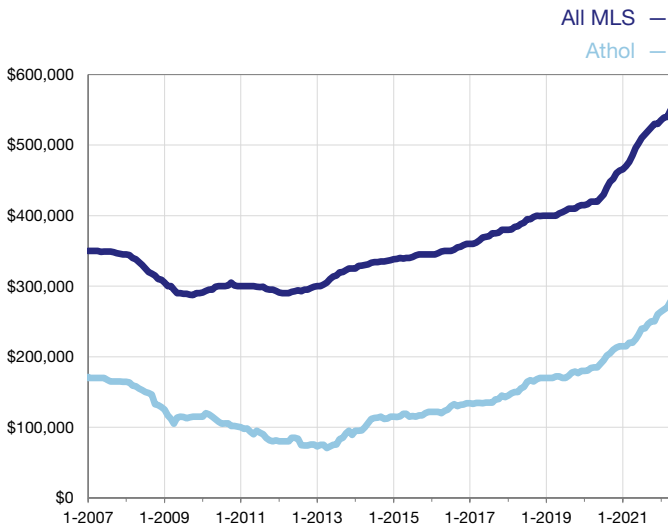
Condominium Properties

Key Metrics	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	0	- 100.0%	5	7	+ 40.0%
Closed Sales	1	3	+ 200.0%	6	8	+ 33.3%
Median Sales Price*	\$133,000	\$185,000	+ 39.1%	\$128,950	\$165,000	+ 28.0%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.4	--	--	--	--
Cumulative Days on Market Until Sale	6	8	+ 33.3%	16	11	- 31.3%
Percent of Original List Price Received*	115.7%	101.7%	- 12.1%	102.5%	101.7%	- 0.8%
New Listings	0	1	--	3	7	+ 133.3%

* 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

