

Local Market Update – November 2020

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Becket

Single-Family Properties

Key Metrics	November			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
Pending Sales	0	11	--	48	80	+ 66.7%
Closed Sales	2	10	+ 400.0%	47	64	+ 36.2%
Median Sales Price*	\$330,500	\$399,500	+ 20.9%	\$237,500	\$305,000	+ 28.4%
Inventory of Homes for Sale	36	12	- 66.7%	--	--	--
Months Supply of Inventory	8.8	2.1	- 76.1%	--	--	--
Cumulative Days on Market Until Sale	152	61	- 59.9%	112	85	- 24.1%
Percent of Original List Price Received*	88.9%	99.5%	+ 11.9%	90.4%	94.9%	+ 5.0%
New Listings	1	7	+ 600.0%	85	85	0.0%

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

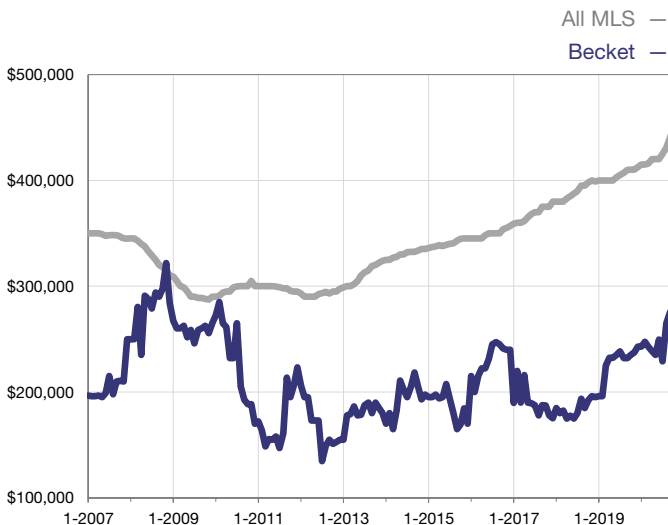
Condominium Properties

Key Metrics	November			Year to Date		
	2019	2020	+ / -	2019	2020	+ / -
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.

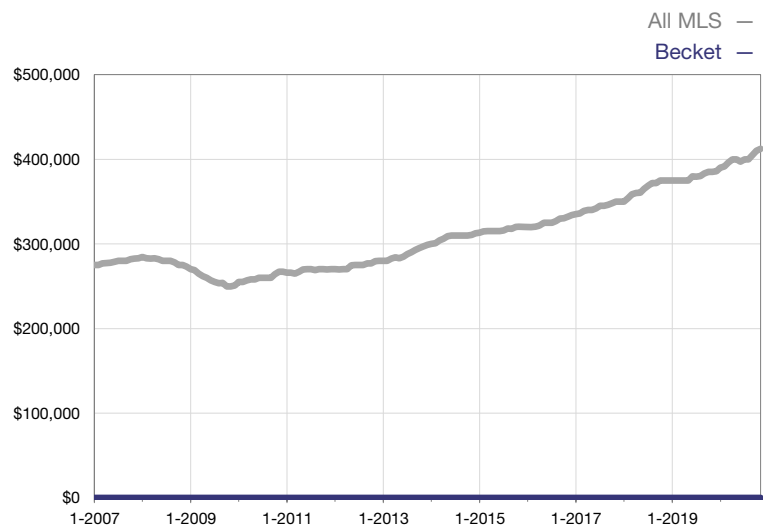
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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