

# Local Market Update – March 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Whitman

### Single-Family Properties

Key Metrics	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	18	15	- 16.7%	30	40	+ 33.3%
Closed Sales	8	14	+ 75.0%	23	34	+ 47.8%
Median Sales Price*	\$424,900	<b>\$435,000</b>	+ 2.4%	\$417,000	<b>\$425,000</b>	+ 1.9%
Inventory of Homes for Sale	24	9	- 62.5%	--	--	--
Months Supply of Inventory	2.1	0.7	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	25	15	- 40.0%	36	24	- 33.3%
Percent of Original List Price Received*	99.1%	<b>104.4%</b>	+ 5.3%	98.6%	<b>102.2%</b>	+ 3.7%
New Listings	22	19	- 13.6%	40	41	+ 2.5%

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

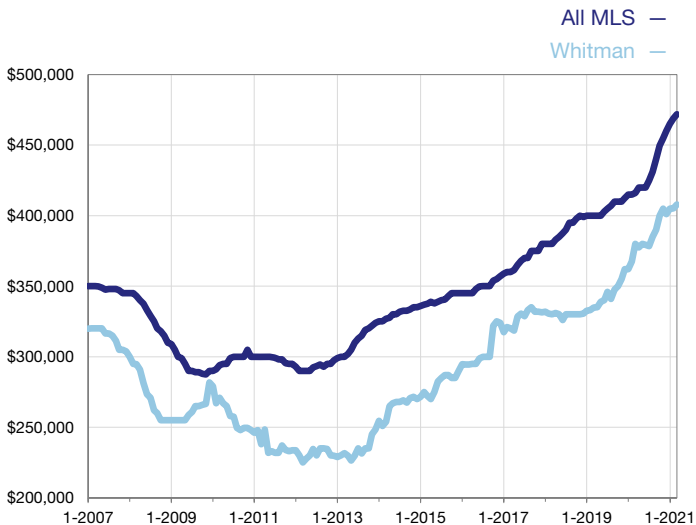
### Condominium Properties

Key Metrics	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	9	+ 80.0%	14	15	+ 7.1%
Closed Sales	3	8	+ 166.7%	11	15	+ 36.4%
Median Sales Price*	\$319,000	<b>\$340,650</b>	+ 6.8%	\$310,000	<b>\$334,900</b>	+ 8.0%
Inventory of Homes for Sale	7	1	- 85.7%	--	--	--
Months Supply of Inventory	2.3	0.2	- 91.3%	--	--	--
Cumulative Days on Market Until Sale	77	15	- 80.5%	55	30	- 45.5%
Percent of Original List Price Received*	96.6%	<b>104.0%</b>	+ 7.7%	99.1%	<b>102.6%</b>	+ 3.5%
New Listings	6	6	0.0%	15	14	- 6.7%

\* 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

