

Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Amesbury

Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	15	13	- 13.3%	47	45	- 4.3%
Closed Sales	8	2	- 75.0%	35	30	- 14.3%
Median Sales Price*	\$549,750	\$632,500	+ 15.1%	\$480,000	\$468,500	- 2.4%
Inventory of Homes for Sale	30	8	- 73.3%	--	--	--
Months Supply of Inventory	2.0	0.6	- 70.0%	--	--	--
Cumulative Days on Market Until Sale	52	17	- 67.3%	75	23	- 69.3%
Percent of Original List Price Received*	100.5%	106.1%	+ 5.6%	96.2%	105.2%	+ 9.4%
New Listings	24	14	- 41.7%	63	47	- 25.4%

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

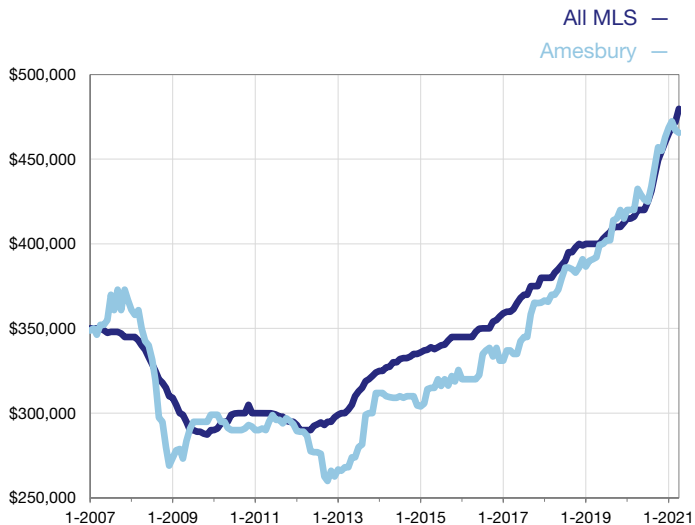
Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	10	31	+ 210.0%	35	80	+ 128.6%
Closed Sales	4	14	+ 250.0%	32	51	+ 59.4%
Median Sales Price*	\$613,425	\$343,700	- 44.0%	\$287,500	\$350,000	+ 21.7%
Inventory of Homes for Sale	16	11	- 31.3%	--	--	--
Months Supply of Inventory	1.6	0.8	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	116	66	- 43.1%	61	41	- 32.8%
Percent of Original List Price Received*	98.5%	97.5%	- 1.0%	99.7%	101.5%	+ 1.8%
New Listings	9	34	+ 277.8%	37	82	+ 121.6%

* 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

