

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Blackstone

### Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	5	0.0%	26	23	- 11.5%
Closed Sales	5	2	- 60.0%	17	17	0.0%
Median Sales Price*	\$302,000	<b>\$455,000</b>	+ 50.7%	\$302,000	<b>\$395,000</b>	+ 30.8%
Inventory of Homes for Sale	22	6	- 72.7%	--	--	--
Months Supply of Inventory	2.9	0.7	- 75.9%	--	--	--
Cumulative Days on Market Until Sale	20	11	- 45.0%	36	22	- 38.9%
Percent of Original List Price Received*	101.1%	<b>105.1%</b>	+ 4.0%	99.8%	<b>103.6%</b>	+ 3.8%
New Listings	11	9	- 18.2%	43	27	- 37.2%

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

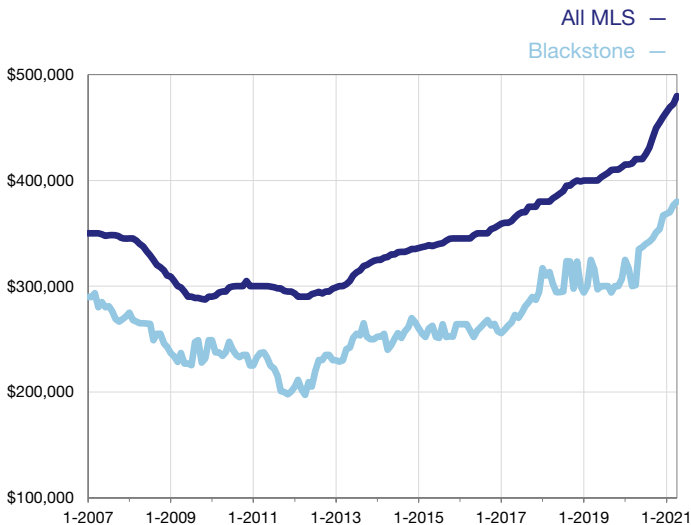
### Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	5	4	- 20.0%
Closed Sales	1	0	- 100.0%	4	4	0.0%
Median Sales Price*	\$205,000	<b>\$0</b>	- 100.0%	\$210,250	<b>\$240,000</b>	+ 14.1%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.8	--	--	--	--
Cumulative Days on Market Until Sale	39	0	- 100.0%	58	21	- 63.8%
Percent of Original List Price Received*	93.2%	<b>0.0%</b>	- 100.0%	97.0%	<b>103.7%</b>	+ 6.9%
New Listings	0	2	--	3	6	+ 100.0%

\* 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

