

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Brookline

### Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	8	23	+ 187.5%	37	60	+ 62.2%
Closed Sales	5	17	+ 240.0%	28	41	+ 46.4%
Median Sales Price*	\$2,175,000	<b>\$2,155,000</b>	- 0.9%	\$2,132,500	<b>\$1,850,000</b>	- 13.2%
Inventory of Homes for Sale	34	32	- 5.9%	--	--	--
Months Supply of Inventory	3.3	2.6	- 21.2%	--	--	--
Cumulative Days on Market Until Sale	50	41	- 18.0%	84	58	- 31.0%
Percent of Original List Price Received*	96.9%	100.2%	+ 3.4%	97.1%	99.9%	+ 2.9%
New Listings	7	33	+ 371.4%	57	82	+ 43.9%

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

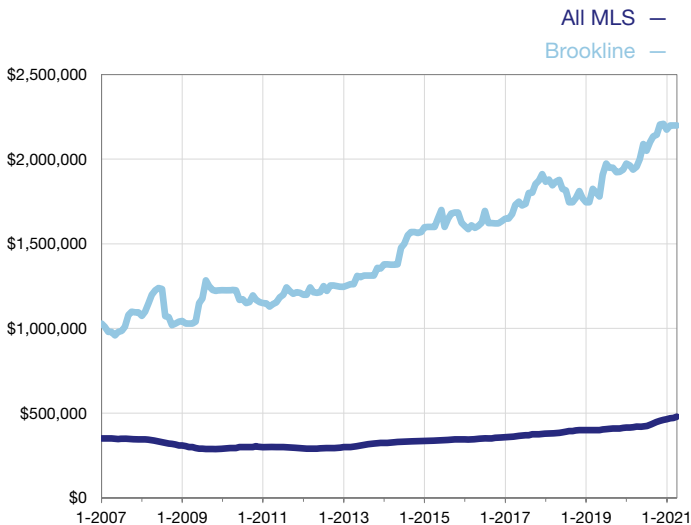
### Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	21	72	+ 242.9%	101	226	+ 123.8%
Closed Sales	22	60	+ 172.7%	83	157	+ 89.2%
Median Sales Price*	\$981,000	<b>\$777,500</b>	- 20.7%	\$892,000	<b>\$785,000</b>	- 12.0%
Inventory of Homes for Sale	66	101	+ 53.0%	--	--	--
Months Supply of Inventory	1.8	2.6	+ 44.4%	--	--	--
Cumulative Days on Market Until Sale	48	56	+ 16.7%	58	69	+ 19.0%
Percent of Original List Price Received*	100.0%	98.4%	- 1.6%	97.7%	96.6%	- 1.1%
New Listings	36	118	+ 227.8%	153	301	+ 96.7%

\* 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

