

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Dartmouth

### Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	12	28	+ 133.3%	76	91	+ 19.7%
Closed Sales	16	16	0.0%	73	69	- 5.5%
Median Sales Price*	\$356,500	<b>\$421,700</b>	+ 18.3%	\$380,000	<b>\$425,500</b>	+ 12.0%
Inventory of Homes for Sale	94	36	- 61.7%	--	--	--
Months Supply of Inventory	3.6	1.4	- 61.1%	--	--	--
Cumulative Days on Market Until Sale	81	37	- 54.3%	83	43	- 48.2%
Percent of Original List Price Received*	92.5%	101.1%	+ 9.3%	94.6%	100.6%	+ 6.3%
New Listings	18	32	+ 77.8%	98	93	- 5.1%

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

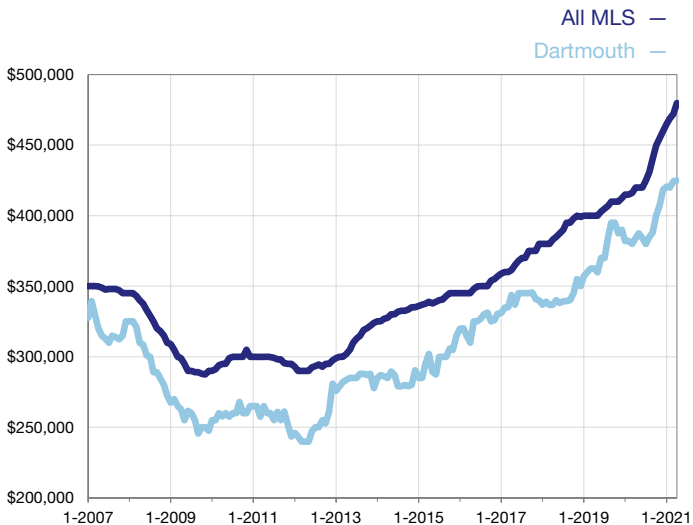
### Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	2	--	0	4	--
Closed Sales	0	0	--	2	3	+ 50.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$423,225	<b>\$440,000</b>	+ 4.0%
Inventory of Homes for Sale	13	3	- 76.9%	--	--	--
Months Supply of Inventory	6.5	0.9	- 86.2%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	137	46	- 66.4%
Percent of Original List Price Received*	0.0%	0.0%	--	91.8%	100.5%	+ 9.5%
New Listings	3	3	0.0%	10	6	- 40.0%

\* 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

