

Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hopkinton

Single-Family Properties

| Key Metrics | April | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2020 | 2021 | + / - | 2020 | 2021 | + / - |
| Pending Sales | 13 | 22 | + 69.2% | 57 | 67 | + 17.5% |
| Closed Sales | 12 | 12 | 0.0% | 55 | 38 | - 30.9% |
| Median Sales Price* | \$675,523 | \$842,500 | + 24.7% | \$650,000 | \$795,000 | + 22.3% |
| Inventory of Homes for Sale | 42 | 13 | - 69.0% | -- | -- | -- |
| Months Supply of Inventory | 2.4 | 0.8 | - 66.7% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 63 | 11 | - 82.5% | 75 | 39 | - 48.0% |
| Percent of Original List Price Received* | 98.5% | 106.6% | + 8.2% | 96.7% | 102.7% | + 6.2% |
| New Listings | 14 | 31 | + 121.4% | 71 | 76 | + 7.0% |

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

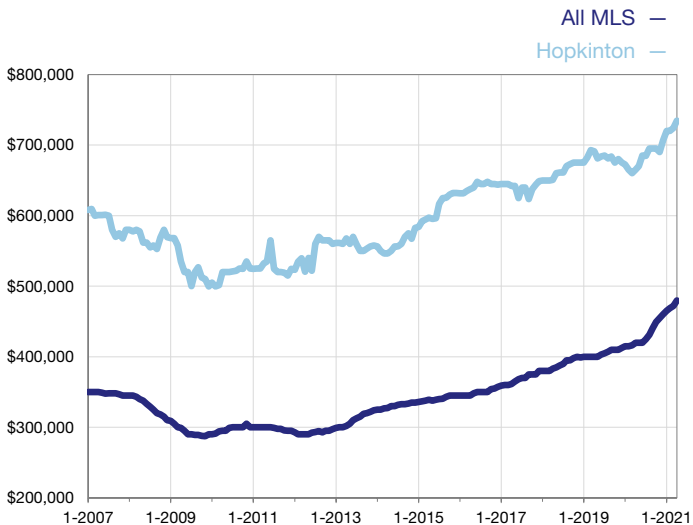
Condominium Properties

| Key Metrics | April | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2020 | 2021 | + / - | 2020 | 2021 | + / - |
| Pending Sales | 2 | 20 | + 900.0% | 16 | 46 | + 187.5% |
| Closed Sales | 4 | 4 | 0.0% | 8 | 22 | + 175.0% |
| Median Sales Price* | \$647,750 | \$619,000 | - 4.4% | \$591,000 | \$628,635 | + 6.4% |
| Inventory of Homes for Sale | 10 | 5 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 1.8 | 0.8 | - 55.6% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 37 | 30 | - 18.9% | 57 | 76 | + 33.3% |
| Percent of Original List Price Received* | 99.8% | 101.4% | + 1.6% | 101.4% | 102.1% | + 0.7% |
| New Listings | 4 | 22 | + 450.0% | 20 | 49 | + 145.0% |

* 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

