

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Merrimac

### Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	4	- 20.0%	14	15	+ 7.1%
Closed Sales	2	3	+ 50.0%	7	12	+ 71.4%
Median Sales Price*	\$467,500	<b>\$360,000</b>	- 23.0%	\$355,000	<b>\$514,950</b>	+ 45.1%
Inventory of Homes for Sale	10	7	- 30.0%	--	--	--
Months Supply of Inventory	1.7	1.2	- 29.4%	--	--	--
Cumulative Days on Market Until Sale	18	12	- 33.3%	61	31	- 49.2%
Percent of Original List Price Received*	98.6%	<b>108.3%</b>	+ 9.8%	96.4%	<b>102.3%</b>	+ 6.1%
New Listings	5	6	+ 20.0%	18	19	+ 5.6%

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

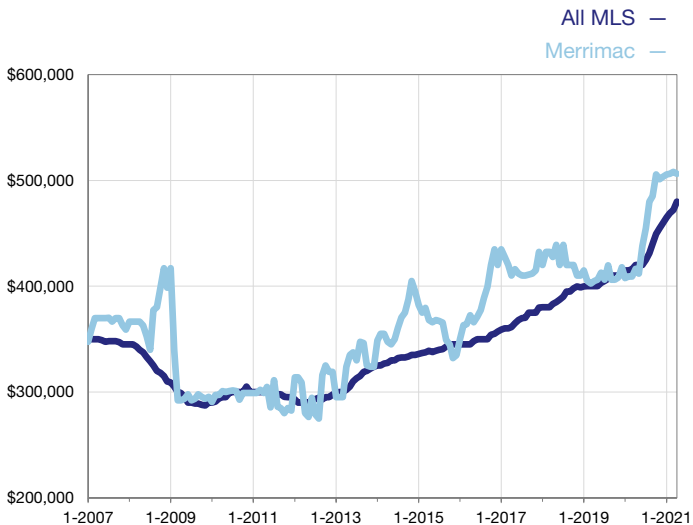
### Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	2	6	+ 200.0%
Closed Sales	2	1	- 50.0%	5	5	0.0%
Median Sales Price*	\$288,000	<b>\$433,000</b>	+ 50.3%	\$275,000	<b>\$449,000</b>	+ 63.3%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	17	11	- 35.3%	45	45	0.0%
Percent of Original List Price Received*	104.1%	<b>101.9%</b>	- 2.1%	100.0%	<b>100.3%</b>	+ 0.3%
New Listings	0	1	--	2	5	+ 150.0%

\* 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

