

Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Milton

Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	16	29	+ 81.3%	71	94	+ 32.4%
Closed Sales	19	17	- 10.5%	54	67	+ 24.1%
Median Sales Price*	\$755,000	\$870,000	+ 15.2%	\$793,750	\$815,000	+ 2.7%
Inventory of Homes for Sale	37	24	- 35.1%	--	--	--
Months Supply of Inventory	1.7	0.9	- 47.1%	--	--	--
Cumulative Days on Market Until Sale	81	32	- 60.5%	94	35	- 62.8%
Percent of Original List Price Received*	95.9%	102.4%	+ 6.8%	95.6%	103.0%	+ 7.7%
New Listings	18	41	+ 127.8%	86	114	+ 32.6%

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

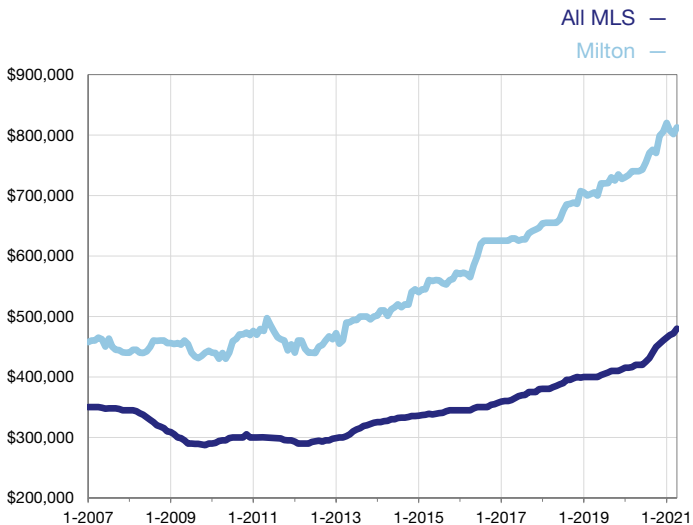
Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	3	10	+ 233.3%
Closed Sales	0	0	--	5	9	+ 80.0%
Median Sales Price*	\$0	\$0	--	\$515,000	\$544,900	+ 5.8%
Inventory of Homes for Sale	16	8	- 50.0%	--	--	--
Months Supply of Inventory	6.3	3.0	- 52.4%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	34	68	+ 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	97.9%	98.6%	+ 0.7%
New Listings	2	5	+ 150.0%	16	12	- 25.0%

* 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

