

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Plainville

### Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	1	10	+ 900.0%	20	31	+ 55.0%
Closed Sales	5	8	+ 60.0%	20	20	0.0%
Median Sales Price*	\$409,900	<b>\$437,500</b>	+ 6.7%	\$406,450	<b>\$417,500</b>	+ 2.7%
Inventory of Homes for Sale	10	3	- 70.0%	--	--	--
Months Supply of Inventory	1.5	0.4	- 73.3%	--	--	--
Cumulative Days on Market Until Sale	12	43	+ 258.3%	80	27	- 66.3%
Percent of Original List Price Received*	98.4%	<b>101.2%</b>	+ 2.8%	98.7%	<b>101.0%</b>	+ 2.3%
New Listings	3	10	+ 233.3%	22	35	+ 59.1%

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

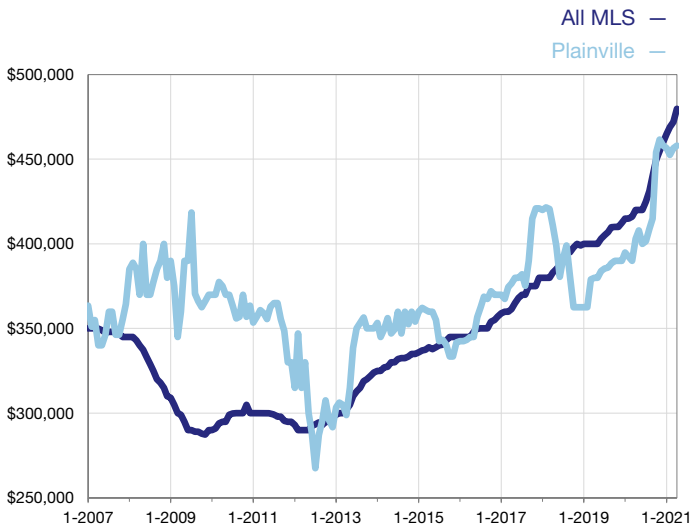
### Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	1	3	+ 200.0%	8	11	+ 37.5%
Closed Sales	3	1	- 66.7%	13	10	- 23.1%
Median Sales Price*	\$325,000	<b>\$480,000</b>	+ 47.7%	\$325,000	<b>\$351,500</b>	+ 8.2%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	1.3	0.7	- 46.2%	--	--	--
Cumulative Days on Market Until Sale	37	5	- 86.5%	71	20	- 71.8%
Percent of Original List Price Received*	96.5%	<b>106.7%</b>	+ 10.6%	97.6%	<b>102.4%</b>	+ 4.9%
New Listings	2	4	+ 100.0%	10	13	+ 30.0%

\* 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

