

Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rockland

Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	8	22	+ 175.0%	40	61	+ 52.5%
Closed Sales	14	15	+ 7.1%	39	38	- 2.6%
Median Sales Price*	\$358,750	\$410,000	+ 14.3%	\$364,900	\$412,500	+ 13.0%
Inventory of Homes for Sale	16	7	- 56.3%	--	--	--
Months Supply of Inventory	1.2	0.5	- 58.3%	--	--	--
Cumulative Days on Market Until Sale	36	19	- 47.2%	36	22	- 38.9%
Percent of Original List Price Received*	98.8%	106.7%	+ 8.0%	99.8%	104.3%	+ 4.5%
New Listings	8	26	+ 225.0%	50	68	+ 36.0%

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

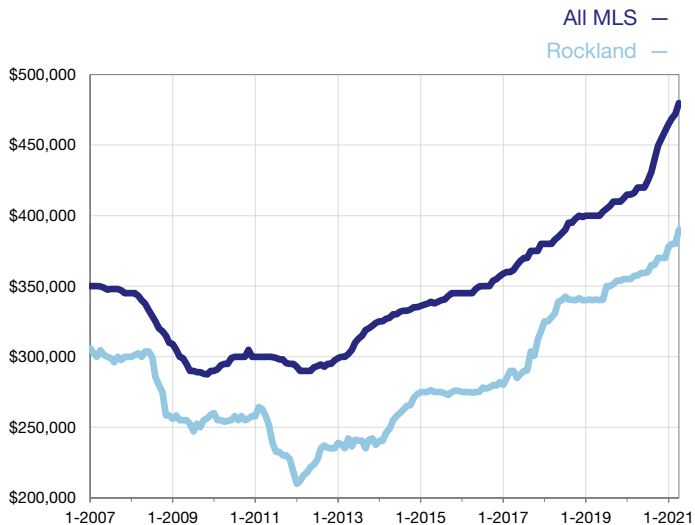
Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	2	3	+ 50.0%	10	13	+ 30.0%
Closed Sales	3	5	+ 66.7%	11	16	+ 45.5%
Median Sales Price*	\$290,000	\$222,813	- 23.2%	\$272,000	\$331,500	+ 21.9%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	0.6	0.2	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	19	15	- 21.1%	24	21	- 12.5%
Percent of Original List Price Received*	102.4%	102.8%	+ 0.4%	99.9%	100.7%	+ 0.8%
New Listings	3	4	+ 33.3%	14	13	- 7.1%

* 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

