

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Saugus

### Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	17	22	+ 29.4%	63	75	+ 19.0%
Closed Sales	14	21	+ 50.0%	58	71	+ 22.4%
Median Sales Price*	\$475,000	<b>\$553,000</b>	+ 16.4%	\$470,000	<b>\$530,000</b>	+ 12.8%
Inventory of Homes for Sale	26	12	- 53.8%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--
Cumulative Days on Market Until Sale	22	17	- 22.7%	39	26	- 33.3%
Percent of Original List Price Received*	103.2%	<b>103.7%</b>	+ 0.5%	99.1%	<b>102.3%</b>	+ 3.2%
New Listings	15	23	+ 53.3%	82	81	- 1.2%

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

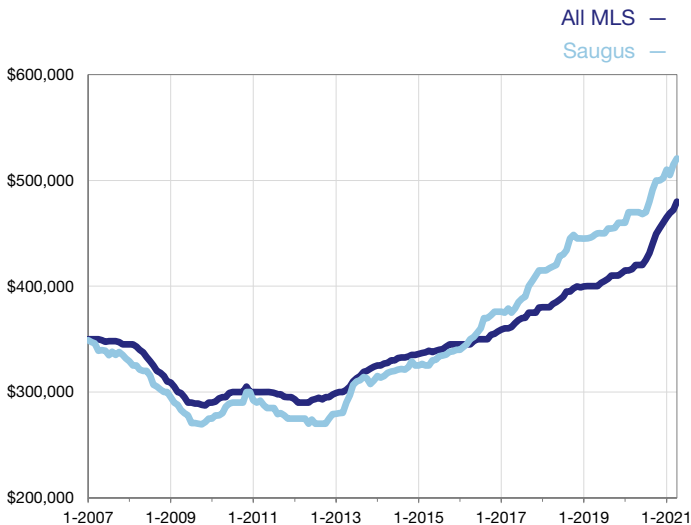
### Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	1	6	+ 500.0%	8	23	+ 187.5%
Closed Sales	2	5	+ 150.0%	10	18	+ 80.0%
Median Sales Price*	\$429,450	<b>\$280,000</b>	- 34.8%	\$440,000	<b>\$302,500</b>	- 31.3%
Inventory of Homes for Sale	7	4	- 42.9%	--	--	--
Months Supply of Inventory	2.2	0.9	- 59.1%	--	--	--
Cumulative Days on Market Until Sale	85	22	- 74.1%	70	28	- 60.0%
Percent of Original List Price Received*	97.6%	<b>105.2%</b>	+ 7.8%	97.6%	<b>104.1%</b>	+ 6.7%
New Listings	4	8	+ 100.0%	9	21	+ 133.3%

\* 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

