

Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Weymouth

Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	38	48	+ 26.3%	149	172	+ 15.4%
Closed Sales	30	32	+ 6.7%	120	112	- 6.7%
Median Sales Price*	\$447,000	\$550,444	+ 23.1%	\$440,000	\$500,000	+ 13.6%
Inventory of Homes for Sale	44	30	- 31.8%	--	--	--
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--
Cumulative Days on Market Until Sale	27	22	- 18.5%	46	27	- 41.3%
Percent of Original List Price Received*	100.5%	106.5%	+ 6.0%	98.3%	104.1%	+ 5.9%
New Listings	34	61	+ 79.4%	168	192	+ 14.3%

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

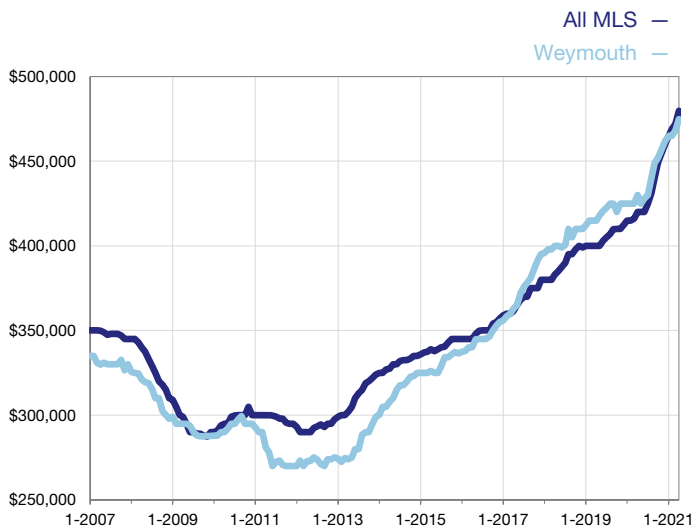
Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	7	27	+ 285.7%	67	81	+ 20.9%
Closed Sales	17	14	- 17.6%	69	58	- 15.9%
Median Sales Price*	\$304,515	\$300,000	- 1.5%	\$297,000	\$305,500	+ 2.9%
Inventory of Homes for Sale	26	30	+ 15.4%	--	--	--
Months Supply of Inventory	1.1	1.4	+ 27.3%	--	--	--
Cumulative Days on Market Until Sale	67	30	- 55.2%	76	36	- 52.6%
Percent of Original List Price Received*	99.4%	103.0%	+ 3.6%	97.3%	100.1%	+ 2.9%
New Listings	15	37	+ 146.7%	71	102	+ 43.7%

* 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

