

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Athol

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	17	22	+ 29.4%	67	72	+ 7.5%
Closed Sales	11	17	+ 54.5%	58	62	+ 6.9%
Median Sales Price*	\$205,000	\$248,500	+ 21.2%	\$187,000	\$220,000	+ 17.6%
Inventory of Homes for Sale	26	11	- 57.7%	--	--	--
Months Supply of Inventory	2.0	0.7	- 65.0%	--	--	--
Cumulative Days on Market Until Sale	89	31	- 65.2%	68	37	- 45.6%
Percent of Original List Price Received*	98.3%	102.7%	+ 4.5%	98.2%	101.1%	+ 3.0%
New Listings	12	21	+ 75.0%	68	74	+ 8.8%

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

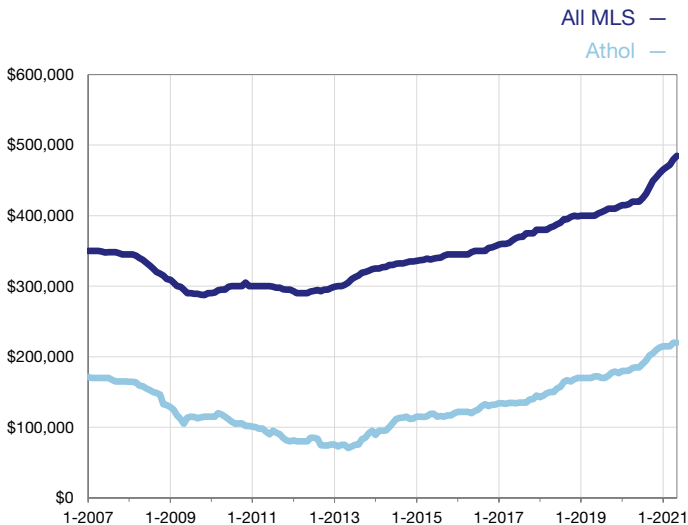
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	2	4	+ 100.0%
Closed Sales	0	1	--	2	5	+ 150.0%
Median Sales Price*	\$0	\$1,425,000	--	\$100,250	\$124,900	+ 24.6%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.8	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	150	19	- 87.3%
Percent of Original List Price Received*	0.0%	95.0%	--	95.0%	99.8%	+ 5.1%
New Listings	0	1	--	2	3	+ 50.0%

* 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

