

# Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Ayer

### Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	4	11	+ 175.0%	22	34	+ 54.5%
Closed Sales	8	6	- 25.0%	23	22	- 4.3%
Median Sales Price*	\$390,500	<b>\$486,500</b>	+ 24.6%	\$395,000	<b>\$405,700</b>	+ 2.7%
Inventory of Homes for Sale	16	5	- 68.8%	--	--	--
Months Supply of Inventory	2.3	0.8	- 65.2%	--	--	--
Cumulative Days on Market Until Sale	65	16	- 75.4%	60	30	- 50.0%
Percent of Original List Price Received*	102.4%	<b>105.7%</b>	+ 3.2%	99.3%	<b>101.8%</b>	+ 2.5%
New Listings	4	7	+ 75.0%	27	40	+ 48.1%

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

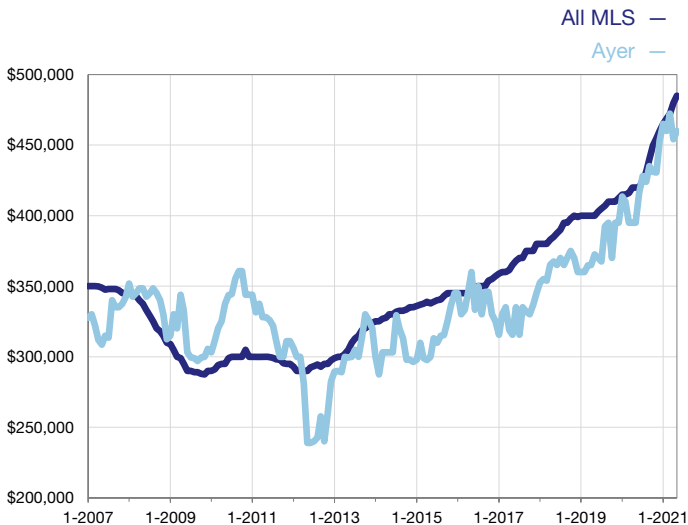
### Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	4	5	+ 25.0%	14	16	+ 14.3%
Closed Sales	3	6	+ 100.0%	15	20	+ 33.3%
Median Sales Price*	\$315,000	<b>\$285,000</b>	- 9.5%	\$252,500	<b>\$410,000</b>	+ 62.4%
Inventory of Homes for Sale	10	3	- 70.0%	--	--	--
Months Supply of Inventory	3.0	0.6	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	12	12	0.0%	57	17	- 70.2%
Percent of Original List Price Received*	102.6%	<b>106.3%</b>	+ 3.6%	99.6%	<b>103.0%</b>	+ 3.4%
New Listings	6	6	0.0%	20	18	- 10.0%

\* 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

