

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Becket

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	7	5	- 28.6%	18	26	+ 44.4%
Closed Sales	4	5	+ 25.0%	13	21	+ 61.5%
Median Sales Price*	\$139,750	\$272,000	+ 94.6%	\$235,000	\$272,000	+ 15.7%
Inventory of Homes for Sale	29	10	- 65.5%	--	--	--
Months Supply of Inventory	6.8	1.4	- 79.4%	--	--	--
Cumulative Days on Market Until Sale	78	39	- 50.0%	148	46	- 68.9%
Percent of Original List Price Received*	70.1%	96.1%	+ 37.1%	82.9%	95.7%	+ 15.4%
New Listings	16	7	- 56.3%	33	28	- 15.2%

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

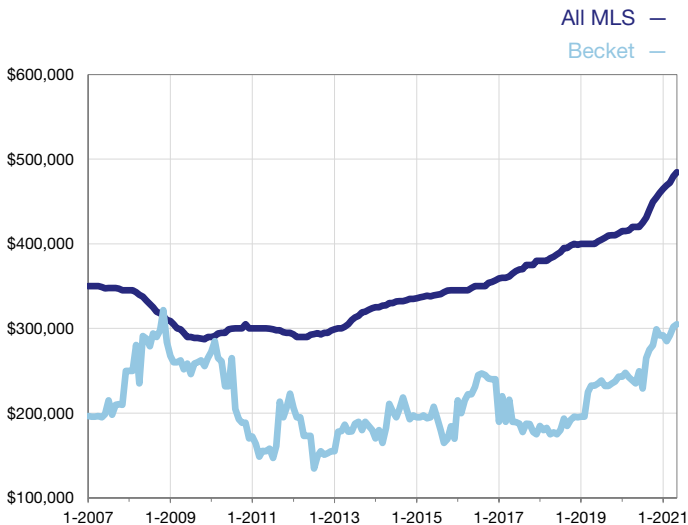
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	0	--	0	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

