

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dover

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	11	12	+ 9.1%	42	40	- 4.8%
Closed Sales	10	4	- 60.0%	33	29	- 12.1%
Median Sales Price*	\$1,754,500	\$1,900,000	+ 8.3%	\$1,570,000	\$1,550,000	- 1.3%
Inventory of Homes for Sale	53	21	- 60.4%	--	--	--
Months Supply of Inventory	7.4	2.4	- 67.6%	--	--	--
Cumulative Days on Market Until Sale	122	77	- 36.9%	161	81	- 49.7%
Percent of Original List Price Received*	94.9%	104.2%	+ 9.8%	93.0%	98.1%	+ 5.5%
New Listings	7	15	+ 114.3%	61	53	- 13.1%

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

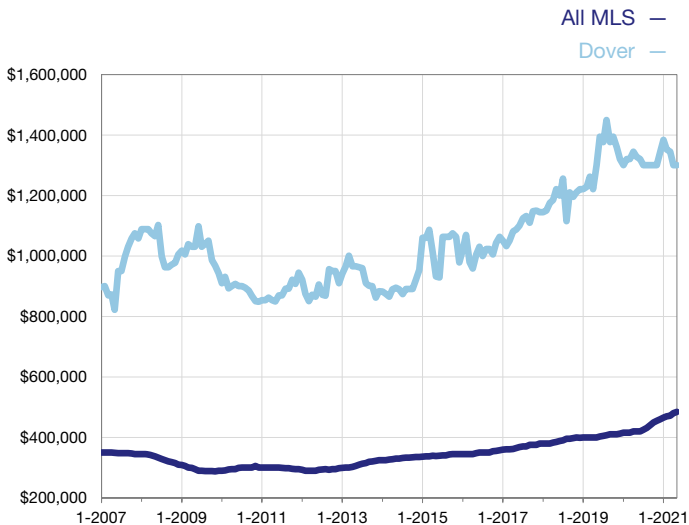
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	1	0	- 100.0%	1	2	+ 100.0%
Closed Sales	0	1	--	0	1	--
Median Sales Price*	\$0	\$625,000	--	\$0	\$625,000	--
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.5	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	18	--	0	18	--
Percent of Original List Price Received*	0.0%	104.2%	--	0.0%	104.2%	--
New Listings	1	0	- 100.0%	3	3	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

