

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Halifax

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	11	10	- 9.1%	42	41	- 2.4%
Closed Sales	5	7	+ 40.0%	29	34	+ 17.2%
Median Sales Price*	\$406,900	\$515,000	+ 26.6%	\$416,000	\$450,000	+ 8.2%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	1.1	0.7	- 36.4%	--	--	--
Cumulative Days on Market Until Sale	44	36	- 18.2%	66	27	- 59.1%
Percent of Original List Price Received*	100.1%	101.4%	+ 1.3%	99.0%	100.8%	+ 1.8%
New Listings	7	10	+ 42.9%	39	44	+ 12.8%

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

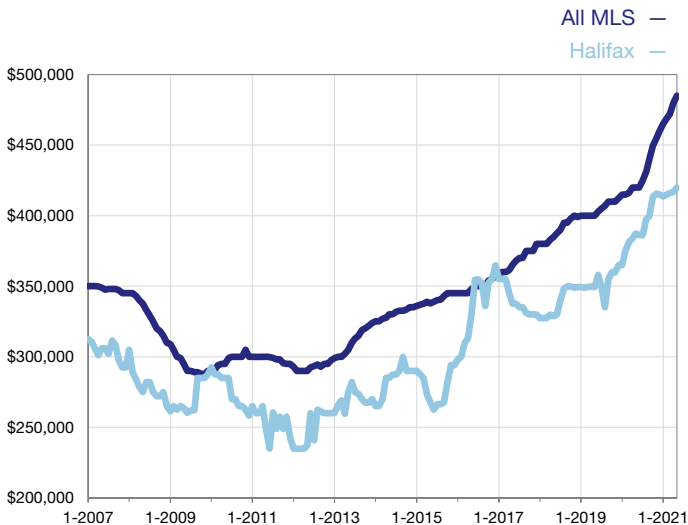
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	2	2	0.0%	5	8	+ 60.0%
Closed Sales	2	0	- 100.0%	6	5	- 16.7%
Median Sales Price*	\$234,500	\$0	- 100.0%	\$242,000	\$270,000	+ 11.6%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	2.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	41	0	- 100.0%	24	13	- 45.8%
Percent of Original List Price Received*	100.9%	0.0%	- 100.0%	99.9%	110.4%	+ 10.5%
New Listings	5	2	- 60.0%	10	8	- 20.0%

* 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

