

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hanson

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	10	12	+ 20.0%	35	51	+ 45.7%
Closed Sales	5	11	+ 120.0%	34	47	+ 38.2%
Median Sales Price*	\$391,000	\$509,500	+ 30.3%	\$422,500	\$482,500	+ 14.2%
Inventory of Homes for Sale	20	3	- 85.0%	--	--	--
Months Supply of Inventory	1.7	0.3	- 82.4%	--	--	--
Cumulative Days on Market Until Sale	19	21	+ 10.5%	59	27	- 54.2%
Percent of Original List Price Received*	100.7%	105.7%	+ 5.0%	99.0%	104.1%	+ 5.2%
New Listings	10	10	0.0%	42	54	+ 28.6%

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

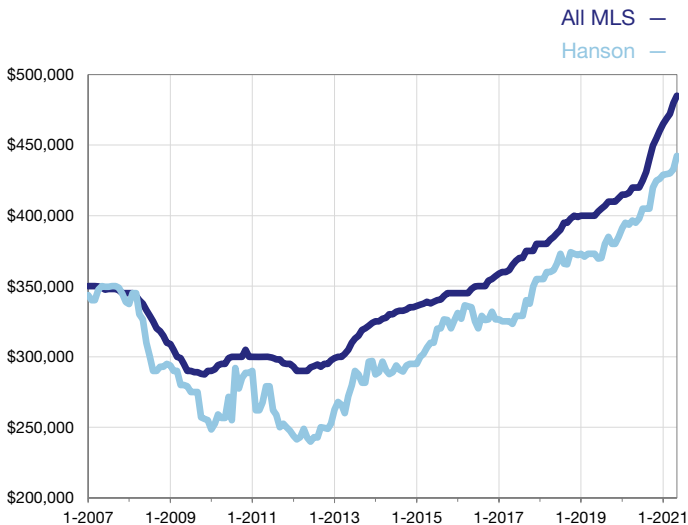
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	3	- 40.0%	11	10	- 9.1%
Closed Sales	0	0	--	6	3	- 50.0%
Median Sales Price*	\$0	\$0	--	\$359,950	\$429,900	+ 19.4%
Inventory of Homes for Sale	7	1	- 85.7%	--	--	--
Months Supply of Inventory	3.1	0.3	- 90.3%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	70	7	- 90.0%
Percent of Original List Price Received*	0.0%	0.0%	--	97.6%	102.1%	+ 4.6%
New Listings	5	3	- 40.0%	15	11	- 26.7%

* 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

