

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hingham

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	47	42	- 10.6%	116	134	+ 15.5%
Closed Sales	23	23	0.0%	79	93	+ 17.7%
Median Sales Price*	\$740,000	\$1,190,000	+ 60.8%	\$765,000	\$1,185,000	+ 54.9%
Inventory of Homes for Sale	61	23	- 62.3%	--	--	--
Months Supply of Inventory	2.9	0.9	- 69.0%	--	--	--
Cumulative Days on Market Until Sale	56	22	- 60.7%	76	42	- 44.7%
Percent of Original List Price Received*	96.3%	100.6%	+ 4.5%	95.7%	99.4%	+ 3.9%
New Listings	47	43	- 8.5%	162	155	- 4.3%

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

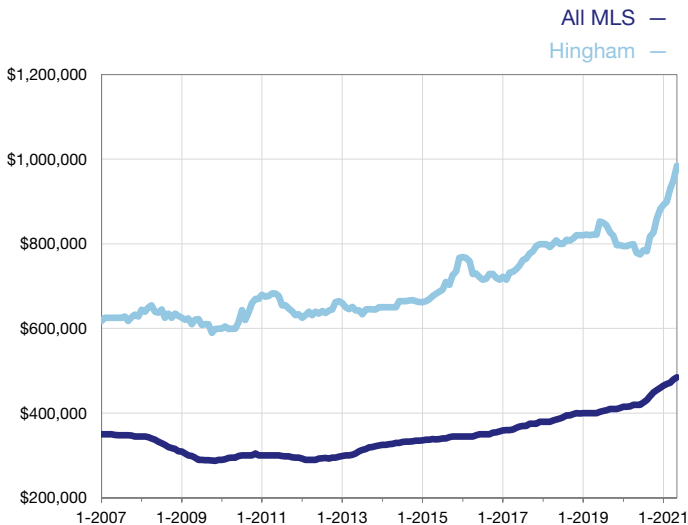
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	6	+ 20.0%	19	39	+ 105.3%
Closed Sales	3	10	+ 233.3%	18	33	+ 83.3%
Median Sales Price*	\$400,400	\$669,500	+ 67.2%	\$440,500	\$674,000	+ 53.0%
Inventory of Homes for Sale	27	12	- 55.6%	--	--	--
Months Supply of Inventory	4.2	1.8	- 57.1%	--	--	--
Cumulative Days on Market Until Sale	26	35	+ 34.6%	98	69	- 29.6%
Percent of Original List Price Received*	100.8%	99.2%	- 1.6%	95.0%	97.9%	+ 3.1%
New Listings	14	5	- 64.3%	46	45	- 2.2%

* 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

