

# Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hubbardston

### Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	7	--	10	26	+ 160.0%
Closed Sales	2	3	+ 50.0%	14	19	+ 35.7%
Median Sales Price*	\$330,500	<b>\$302,500</b>	- 8.5%	\$253,000	<b>\$390,000</b>	+ 54.2%
Inventory of Homes for Sale	25	6	- 76.0%	--	--	--
Months Supply of Inventory	7.5	1.2	- 84.0%	--	--	--
Cumulative Days on Market Until Sale	32	13	- 59.4%	72	35	- 51.4%
Percent of Original List Price Received*	99.4%	<b>102.8%</b>	+ 3.4%	95.2%	<b>102.7%</b>	+ 7.9%
New Listings	5	4	- 20.0%	18	25	+ 38.9%

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

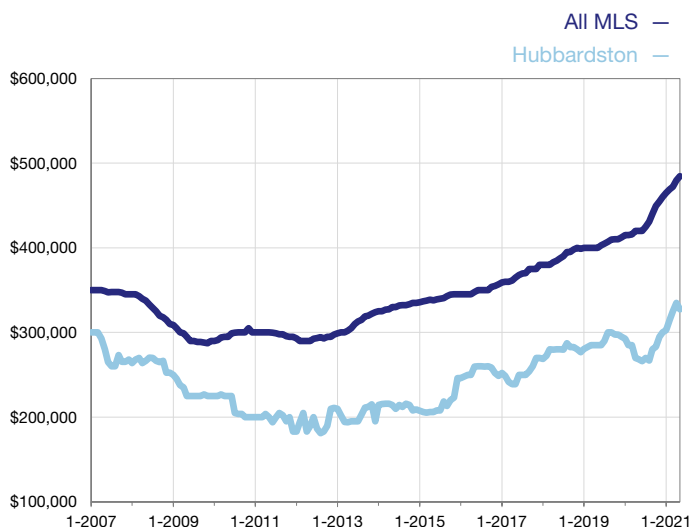
### Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	3	1	- 66.7%	4	1	- 75.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$155,000	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	15	0	- 100.0%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	100.0%	<b>0.0%</b>	- 100.0%
New Listings	1	0	- 100.0%	3	1	- 66.7%

\* 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

