

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lee

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	12	6	- 50.0%	25	22	- 12.0%
Closed Sales	5	1	- 80.0%	14	13	- 7.1%
Median Sales Price*	\$212,000	\$299,350	+ 41.2%	\$226,250	\$306,500	+ 35.5%
Inventory of Homes for Sale	28	13	- 53.6%	--	--	--
Months Supply of Inventory	6.3	1.9	- 69.8%	--	--	--
Cumulative Days on Market Until Sale	110	5	- 95.5%	85	118	+ 38.8%
Percent of Original List Price Received*	94.1%	107.3%	+ 14.0%	92.9%	94.6%	+ 1.8%
New Listings	17	8	- 52.9%	37	27	- 27.0%

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

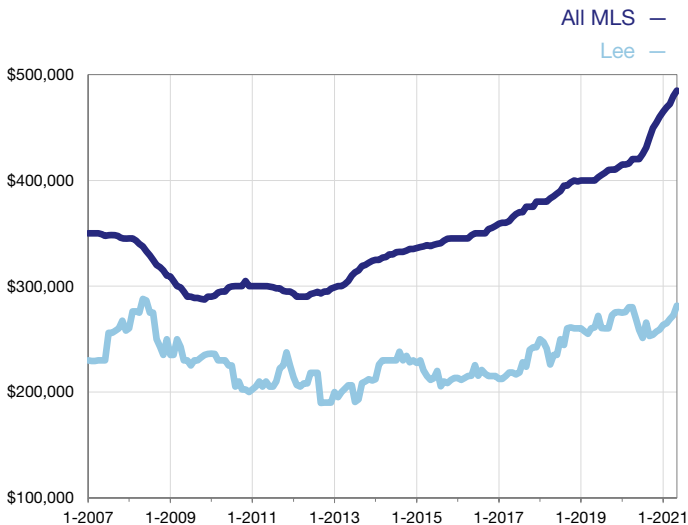
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	0	7	--
Closed Sales	0	1	--	0	6	--
Median Sales Price*	\$0	\$289,900	--	\$0	\$279,200	--
Inventory of Homes for Sale	8	2	- 75.0%	--	--	--
Months Supply of Inventory	5.7	1.3	- 77.2%	--	--	--
Cumulative Days on Market Until Sale	0	8	--	0	176	--
Percent of Original List Price Received*	0.0%	100.0%	--	0.0%	94.2%	--
New Listings	1	1	0.0%	4	4	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

