

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Millis

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	7	15	+ 114.3%	37	46	+ 24.3%
Closed Sales	8	10	+ 25.0%	35	30	- 14.3%
Median Sales Price*	\$512,000	\$592,500	+ 15.7%	\$465,000	\$565,000	+ 21.5%
Inventory of Homes for Sale	16	4	- 75.0%	--	--	--
Months Supply of Inventory	1.9	0.5	- 73.7%	--	--	--
Cumulative Days on Market Until Sale	45	17	- 62.2%	47	39	- 17.0%
Percent of Original List Price Received*	97.5%	107.0%	+ 9.7%	96.5%	103.7%	+ 7.5%
New Listings	10	16	+ 60.0%	50	47	- 6.0%

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

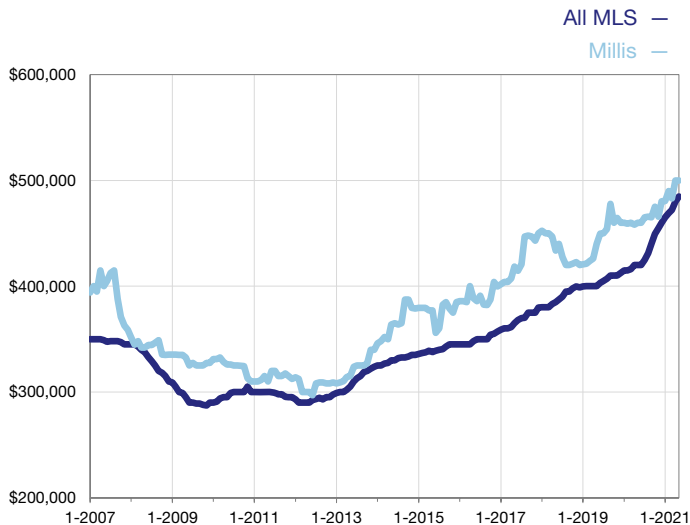
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	6	4	- 33.3%	19	29	+ 52.6%
Closed Sales	3	5	+ 66.7%	23	26	+ 13.0%
Median Sales Price*	\$449,900	\$663,486	+ 47.5%	\$439,900	\$534,950	+ 21.6%
Inventory of Homes for Sale	27	12	- 55.6%	--	--	--
Months Supply of Inventory	6.1	2.1	- 65.6%	--	--	--
Cumulative Days on Market Until Sale	83	171	+ 106.0%	79	114	+ 44.3%
Percent of Original List Price Received*	104.2%	108.4%	+ 4.0%	101.2%	104.6%	+ 3.4%
New Listings	7	3	- 57.1%	23	27	+ 17.4%

* 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

