

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Northbridge

Single-Family Properties

| Key Metrics | May | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2020 | 2021 | + / - | 2020 | 2021 | + / - |
| Pending Sales | 21 | 11 | - 47.6% | 76 | 53 | - 30.3% |
| Closed Sales | 17 | 10 | - 41.2% | 68 | 35 | - 48.5% |
| Median Sales Price* | \$392,500 | \$460,500 | + 17.3% | \$378,950 | \$399,900 | + 5.5% |
| Inventory of Homes for Sale | 27 | 14 | - 48.1% | -- | -- | -- |
| Months Supply of Inventory | 1.8 | 1.0 | - 44.4% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 43 | 23 | - 46.5% | 56 | 34 | - 39.3% |
| Percent of Original List Price Received* | 100.2% | 106.4% | + 6.2% | 98.8% | 103.6% | + 4.9% |
| New Listings | 26 | 16 | - 38.5% | 93 | 57 | - 38.7% |

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

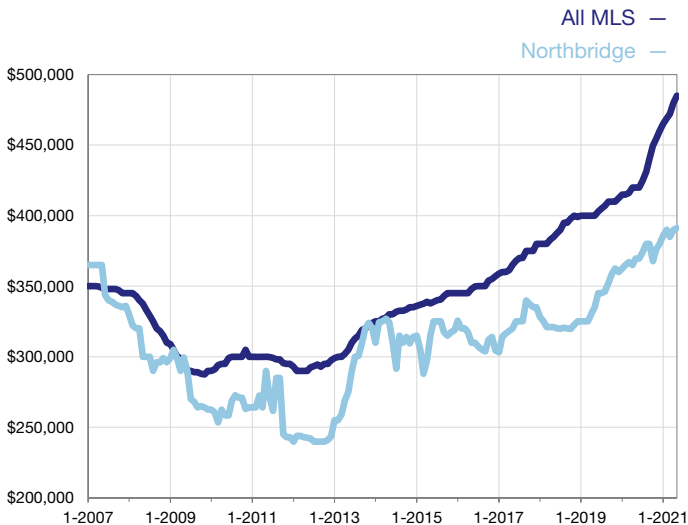
Condominium Properties

| Key Metrics | May | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2020 | 2021 | + / - | 2020 | 2021 | + / - |
| Pending Sales | 3 | 6 | + 100.0% | 13 | 22 | + 69.2% |
| Closed Sales | 2 | 6 | + 200.0% | 10 | 18 | + 80.0% |
| Median Sales Price* | \$298,000 | \$242,450 | - 18.6% | \$268,500 | \$282,100 | + 5.1% |
| Inventory of Homes for Sale | 4 | 2 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 1.1 | 0.5 | - 54.5% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 22 | 12 | - 45.5% | 48 | 21 | - 56.3% |
| Percent of Original List Price Received* | 98.5% | 102.7% | + 4.3% | 100.3% | 102.3% | + 2.0% |
| New Listings | 4 | 6 | + 50.0% | 14 | 24 | + 71.4% |

* 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

