

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rochester

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	7	4	- 42.9%	27	21	- 22.2%
Closed Sales	1	6	+ 500.0%	20	15	- 25.0%
Median Sales Price*	\$550,000	\$641,922	+ 16.7%	\$502,492	\$598,315	+ 19.1%
Inventory of Homes for Sale	10	3	- 70.0%	--	--	--
Months Supply of Inventory	2.3	0.6	- 73.9%	--	--	--
Cumulative Days on Market Until Sale	20	72	+ 260.0%	93	85	- 8.6%
Percent of Original List Price Received*	100.0%	99.9%	- 0.1%	97.4%	101.1%	+ 3.8%
New Listings	4	5	+ 25.0%	22	19	- 13.6%

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

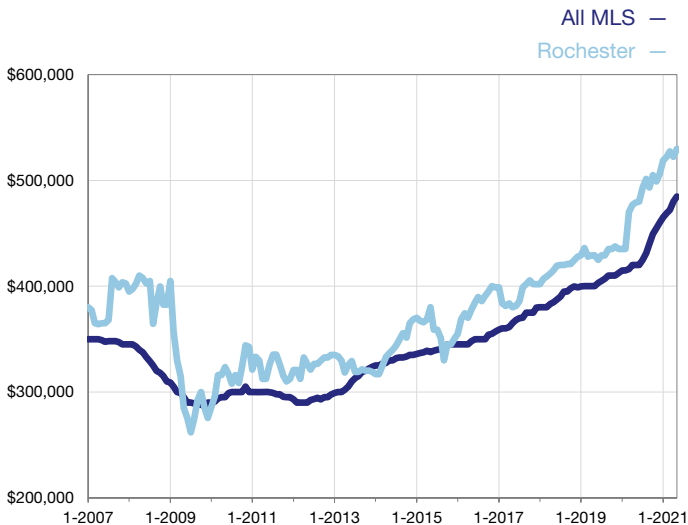
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	0	4	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$394,000	--
Inventory of Homes for Sale	0	3	--	--	--	--
Months Supply of Inventory	0.0	3.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	67	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	96.3%	--
New Listings	0	0	--	0	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

