

# Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Rockport

### Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	9	7	- 22.2%	15	31	+ 106.7%
Closed Sales	3	10	+ 233.3%	16	23	+ 43.8%
Median Sales Price*	\$495,000	\$1,007,000	+ 103.4%	\$602,500	\$875,000	+ 45.2%
Inventory of Homes for Sale	25	5	- 80.0%	--	--	--
Months Supply of Inventory	4.2	0.7	- 83.3%	--	--	--
Cumulative Days on Market Until Sale	40	46	+ 15.0%	138	51	- 63.0%
Percent of Original List Price Received*	95.7%	97.9%	+ 2.3%	90.2%	98.1%	+ 8.8%
New Listings	13	6	- 53.8%	35	32	- 8.6%

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

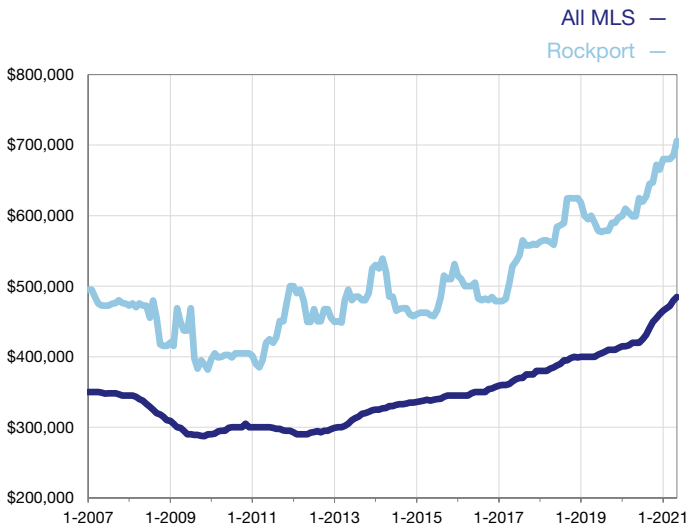
### Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	2	2	0.0%	6	9	+ 50.0%
Closed Sales	0	4	--	5	8	+ 60.0%
Median Sales Price*	\$0	\$509,000	--	\$399,000	\$435,500	+ 9.1%
Inventory of Homes for Sale	6	4	- 33.3%	--	--	--
Months Supply of Inventory	2.2	1.1	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	0	36	--	159	55	- 65.4%
Percent of Original List Price Received*	0.0%	92.3%	--	90.5%	93.9%	+ 3.8%
New Listings	0	5	--	6	10	+ 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

