

# Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Stow

### Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	11	15	+ 36.4%	30	57	+ 90.0%
Closed Sales	4	5	+ 25.0%	18	36	+ 100.0%
Median Sales Price*	\$527,500	<b>\$650,000</b>	+ 23.2%	\$546,850	<b>\$640,500</b>	+ 17.1%
Inventory of Homes for Sale	10	1	- 90.0%	--	--	--
Months Supply of Inventory	1.6	0.1	- 93.8%	--	--	--
Cumulative Days on Market Until Sale	16	16	0.0%	76	51	- 32.9%
Percent of Original List Price Received*	98.1%	<b>104.6%</b>	+ 6.6%	97.7%	<b>105.2%</b>	+ 7.7%
New Listings	11	12	+ 9.1%	34	53	+ 55.9%

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

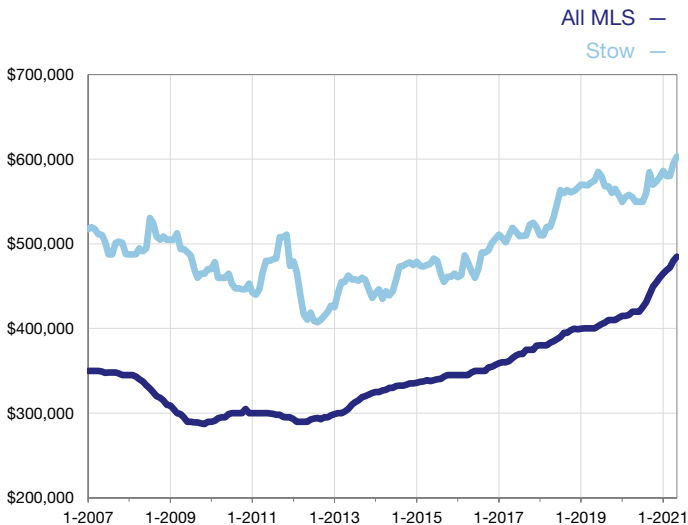
### Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	1	0	- 100.0%	4	3	- 25.0%
Closed Sales	0	1	--	3	2	- 33.3%
Median Sales Price*	\$0	<b>\$337,000</b>	--	\$474,000	<b>\$608,500</b>	+ 28.4%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	22	--	58	63	+ 8.6%
Percent of Original List Price Received*	0.0%	<b>93.6%</b>	--	98.3%	<b>96.9%</b>	- 1.4%
New Listings	2	0	- 100.0%	6	3	- 50.0%

\* 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

