

Local Market Update – May 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Weymouth

Single-Family Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	61	61	0.0%	210	231	+ 10.0%
Closed Sales	45	33	- 26.7%	165	146	- 11.5%
Median Sales Price*	\$428,000	\$511,000	+ 19.4%	\$431,500	\$508,750	+ 17.9%
Inventory of Homes for Sale	39	22	- 43.6%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	50	21	- 58.0%	47	26	- 44.7%
Percent of Original List Price Received*	98.2%	105.3%	+ 7.2%	98.3%	104.4%	+ 6.2%
New Listings	64	53	- 17.2%	231	245	+ 6.1%

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

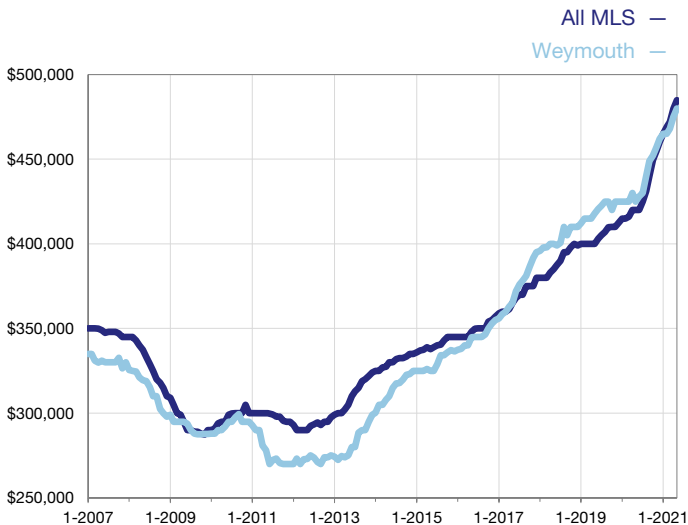
Condominium Properties

Key Metrics	May			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	16	27	+ 68.8%	83	107	+ 28.9%
Closed Sales	11	22	+ 100.0%	80	80	0.0%
Median Sales Price*	\$315,000	\$313,250	- 0.6%	\$304,758	\$306,250	+ 0.5%
Inventory of Homes for Sale	34	21	- 38.2%	--	--	--
Months Supply of Inventory	1.5	1.0	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	33	28	- 15.2%	70	34	- 51.4%
Percent of Original List Price Received*	100.9%	102.1%	+ 1.2%	97.8%	100.7%	+ 3.0%
New Listings	31	19	- 38.7%	103	121	+ 17.5%

* 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

