

Local Market Update – July 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Warren

Single-Family Properties

Key Metrics	July			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	4	4	0.0%	33	23	- 30.3%
Closed Sales	6	2	- 66.7%	30	24	- 20.0%
Median Sales Price*	\$218,500	\$303,000	+ 38.7%	\$218,500	\$282,250	+ 29.2%
Inventory of Homes for Sale	17	7	- 58.8%	--	--	--
Months Supply of Inventory	4.3	1.4	- 67.4%	--	--	--
Cumulative Days on Market Until Sale	29	107	+ 269.0%	55	31	- 43.6%
Percent of Original List Price Received*	96.6%	100.2%	+ 3.7%	98.4%	102.3%	+ 4.0%
New Listings	10	6	- 40.0%	45	29	- 35.6%

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

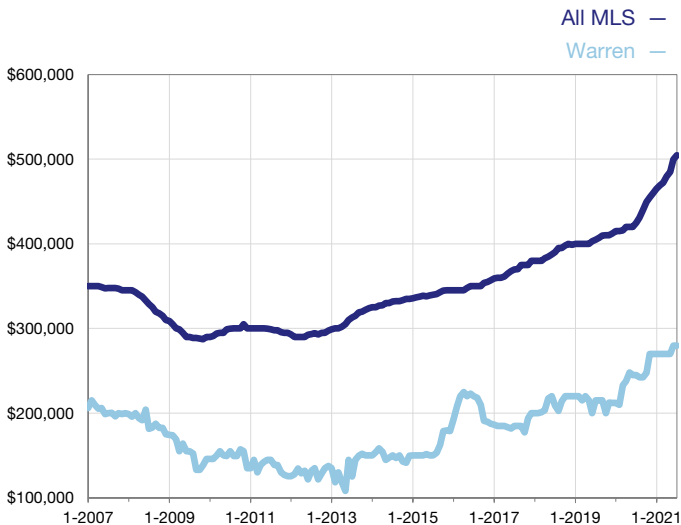
Condominium Properties

Key Metrics	July			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	0	3	--
Median Sales Price*	\$0	\$0	--	\$0	\$214,900	--
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	47	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	98.7%	--
New Listings	0	0	--	1	2	+ 100.0%

* 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

