

Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Acton

Single-Family Properties

	October			Year to Date		
Key Metrics	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	21	18	- 14.3%	236	221	- 6.4%
Closed Sales	21	16	- 23.8%	212	215	+ 1.4%
Median Sales Price*	\$690,000	\$738,000	+ 7.0%	\$695,000	\$810,000	+ 16.5%
Inventory of Homes for Sale	34	10	- 70.6%	--	--	--
Months Supply of Inventory	1.6	0.5	- 68.8%	--	--	--
Cumulative Days on Market Until Sale	29	23	- 20.7%	46	19	- 58.7%
Percent of Original List Price Received*	102.8%	104.6%	+ 1.8%	100.1%	110.0%	+ 9.9%
New Listings	30	20	- 33.3%	276	229	- 17.0%

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

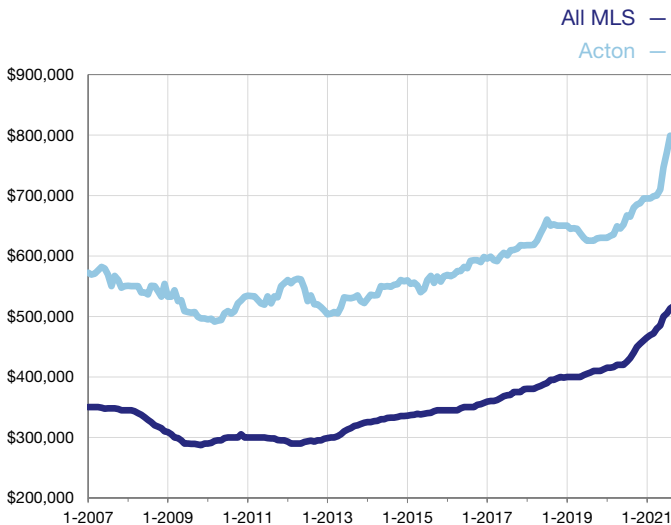
Condominium Properties

	October			Year to Date		
Key Metrics	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	9	11	+ 22.2%	90	135	+ 50.0%
Closed Sales	13	18	+ 38.5%	83	132	+ 59.0%
Median Sales Price*	\$345,000	\$355,500	+ 3.0%	\$278,000	\$360,000	+ 29.5%
Inventory of Homes for Sale	20	3	- 85.0%	--	--	--
Months Supply of Inventory	2.4	0.2	- 91.7%	--	--	--
Cumulative Days on Market Until Sale	21	20	- 4.8%	31	28	- 9.7%
Percent of Original List Price Received*	101.2%	103.6%	+ 2.4%	99.0%	102.6%	+ 3.6%
New Listings	17	8	- 52.9%	114	134	+ 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

