

# Local Market Update – November 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Gloucester

### Single-Family Properties

Key Metrics	November			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	12	10	- 16.7%	164	151	- 7.9%
Closed Sales	20	9	- 55.0%	164	139	- 15.2%
Median Sales Price*	\$552,000	<b>\$585,000</b>	+ 6.0%	\$502,000	<b>\$600,000</b>	+ 19.5%
Inventory of Homes for Sale	23	9	- 60.9%	--	--	--
Months Supply of Inventory	1.6	<b>0.7</b>	- 56.3%	--	--	--
Cumulative Days on Market Until Sale	58	<b>31</b>	- 46.6%	56	<b>32</b>	- 42.9%
Percent of Original List Price Received*	100.4%	<b>101.9%</b>	+ 1.5%	97.8%	<b>103.4%</b>	+ 5.7%
New Listings	12	10	- 16.7%	194	167	- 13.9%

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

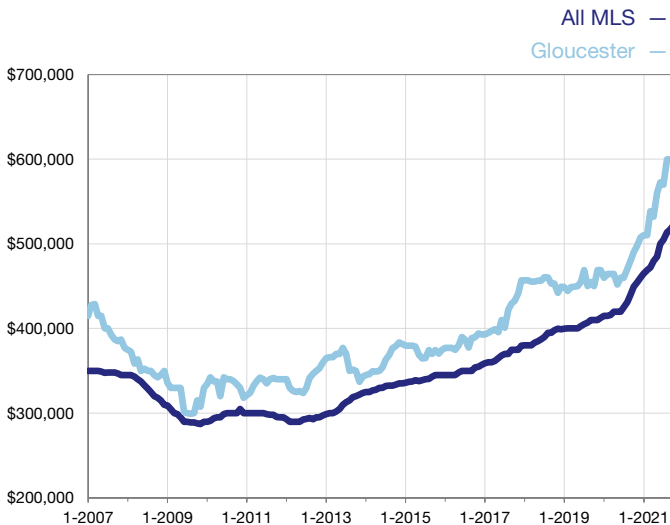
### Condominium Properties

Key Metrics	November			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	8	8	0.0%	106	114	+ 7.5%
Closed Sales	8	14	+ 75.0%	83	122	+ 47.0%
Median Sales Price*	\$360,450	<b>\$672,000</b>	+ 86.4%	\$397,000	<b>\$484,000</b>	+ 21.9%
Inventory of Homes for Sale	24	8	- 66.7%	--	--	--
Months Supply of Inventory	2.9	<b>0.7</b>	- 75.9%	--	--	--
Cumulative Days on Market Until Sale	98	<b>70</b>	- 28.6%	86	<b>56</b>	- 34.9%
Percent of Original List Price Received*	93.2%	<b>100.2%</b>	+ 7.5%	96.3%	<b>99.8%</b>	+ 3.6%
New Listings	7	2	- 71.4%	130	108	- 16.9%

\* 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

