

Local Market Update – March 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Arlington

Single-Family Properties

Key Metrics	March			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	26	25	- 3.8%	45	57	+ 26.7%
Closed Sales	10	22	+ 120.0%	42	44	+ 4.8%
Median Sales Price*	\$965,000	\$1,227,500	+ 27.2%	\$899,500	\$1,100,000	+ 22.3%
Inventory of Homes for Sale	8	15	+ 87.5%	--	--	--
Months Supply of Inventory	0.4	0.6	+ 50.0%	--	--	--
Cumulative Days on Market Until Sale	13	13	0.0%	29	19	- 34.5%
Percent of Original List Price Received*	109.1%	113.8%	+ 4.3%	102.7%	110.1%	+ 7.2%
New Listings	24	36	+ 50.0%	50	70	+ 40.0%

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

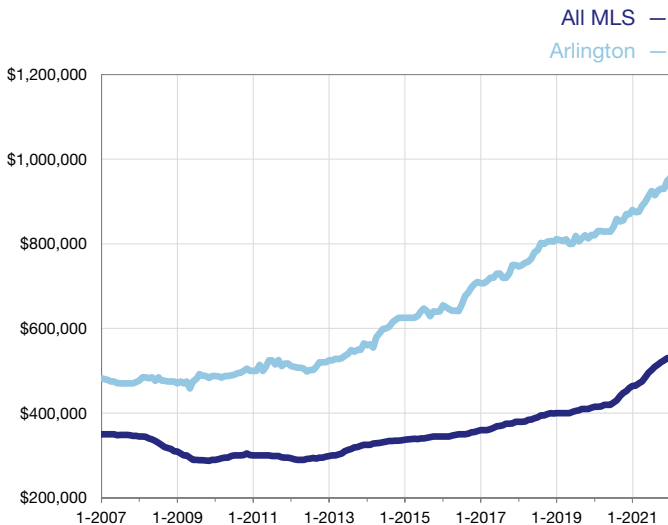
Condominium Properties

Key Metrics	March			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	31	42	+ 35.5%	75	66	- 12.0%
Closed Sales	22	16	- 27.3%	52	41	- 21.2%
Median Sales Price*	\$732,500	\$812,500	+ 10.9%	\$757,500	\$815,000	+ 7.6%
Inventory of Homes for Sale	9	11	+ 22.2%	--	--	--
Months Supply of Inventory	0.4	0.5	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	36	20	- 44.4%	40	23	- 42.5%
Percent of Original List Price Received*	101.0%	107.0%	+ 5.9%	99.7%	104.3%	+ 4.6%
New Listings	27	48	+ 77.8%	76	72	- 5.3%

* 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

