Local Market Update – April 2022

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Alford

Single-Family Properties

	April			Year to Date		
Key Metrics	**2021**	**2022**	**+ / –**	**2021**	**2022**	**+ / –**
Pending Sales	1	**0**	- 100.0%	3	**3**	0.0%
Closed Sales	1	**1**	0.0%	4	**2**	- 50.0%
Median Sales Price*	$759,000	**$673,000**	- 11.3%	$1,240,000	**$530,000**	- 57.3%
Inventory of Homes for Sale	2	**4**	+ 100.0%	--	--	--
Months Supply of Inventory	1.0	**1.8**	+ 80.0%	--	--	--
Cumulative Days on Market Until Sale	38	**103**	+ 171.1%	96	**93**	- 3.1%
Percent of Original List Price Received*	97.4%	**98.2%**	+ 0.8%	93.6%	**97.5%**	+ 4.2%
New Listings	1	**2**	+ 100.0%	3	**5**	+ 66.7%

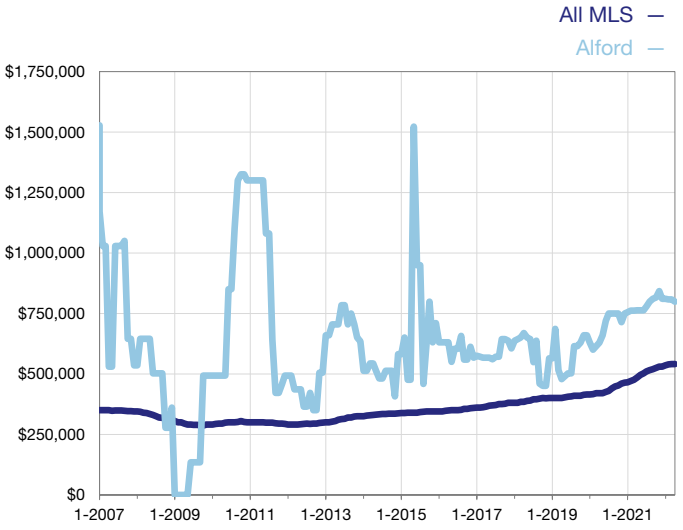
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

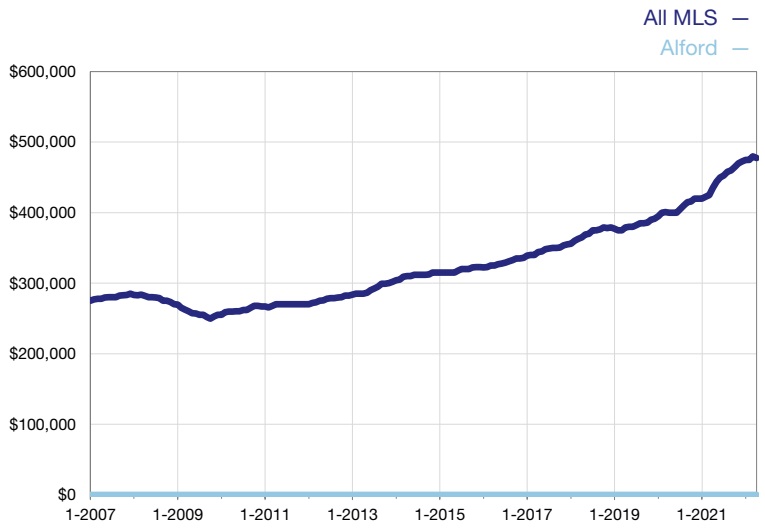
	April			Year to Date		
Key Metrics	**2021**	**2022**	**+ / –**	**2021**	**2022**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	0	**0**	--
Percent of Original List Price Received*	0.0%	**0.0%**	--	0.0%	**0.0%**	--
New Listings	0	**0**	--	0	**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



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