

# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Abington

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	12	19	+ 58.3%	157	137	- 12.7%
Closed Sales	13	9	- 30.8%	141	127	- 9.9%
Median Sales Price*	\$495,000	\$580,000	+ 17.2%	\$430,500	\$495,000	+ 15.0%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	0.8	0.4	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	14	23	+ 64.3%	32	22	- 31.3%
Percent of Original List Price Received*	103.7%	98.3%	- 5.2%	99.6%	103.0%	+ 3.4%
New Listings	19	15	- 21.1%	160	153	- 4.4%

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

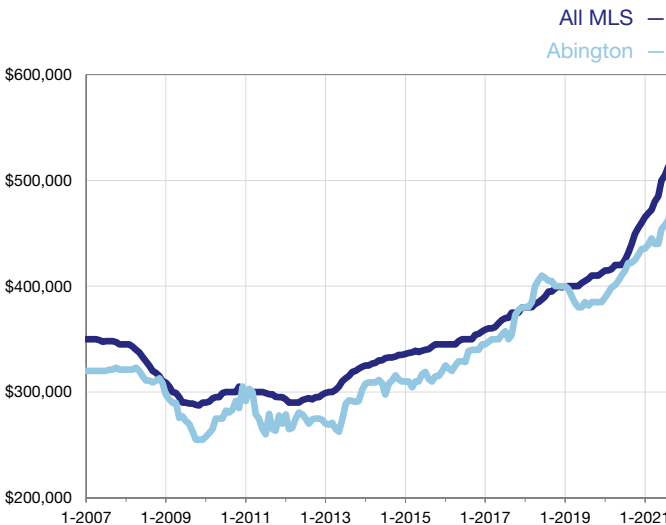
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	8	2	- 75.0%	51	45	- 11.8%
Closed Sales	13	6	- 53.8%	47	46	- 2.1%
Median Sales Price*	\$330,000	\$386,500	+ 17.1%	\$339,000	\$360,000	+ 6.2%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	0.6	0.7	+ 16.7%	--	--	--
Cumulative Days on Market Until Sale	18	26	+ 44.4%	26	23	- 11.5%
Percent of Original List Price Received*	102.1%	100.1%	- 2.0%	100.8%	102.2%	+ 1.4%
New Listings	8	1	- 87.5%	53	49	- 7.5%

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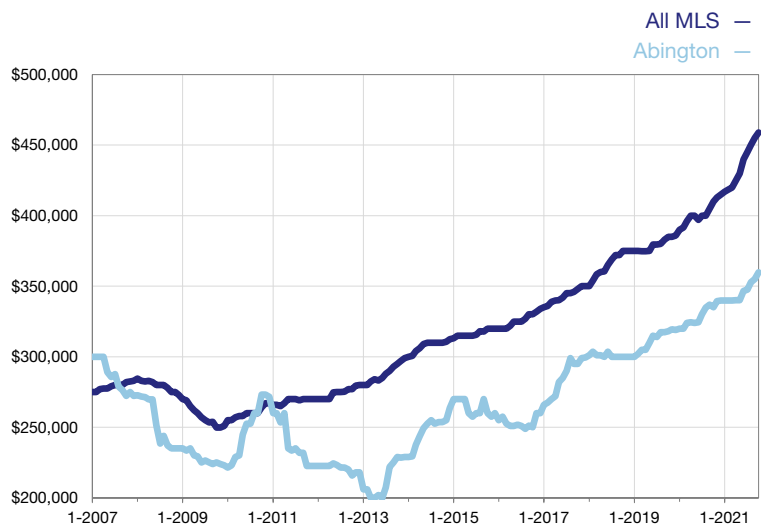
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Braintree

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	45	25	- 44.4%	279	267	- 4.3%
Closed Sales	42	27	- 35.7%	236	257	+ 8.9%
Median Sales Price*	\$587,000	\$599,500	+ 2.1%	\$557,000	\$636,000	+ 14.2%
Inventory of Homes for Sale	37	25	- 32.4%	--	--	--
Months Supply of Inventory	1.7	0.9	- 47.1%	--	--	--
Cumulative Days on Market Until Sale	30	24	- 20.0%	31	25	- 19.4%
Percent of Original List Price Received*	99.5%	100.7%	+ 1.2%	99.3%	102.1%	+ 2.8%
New Listings	48	33	- 31.3%	336	308	- 8.3%

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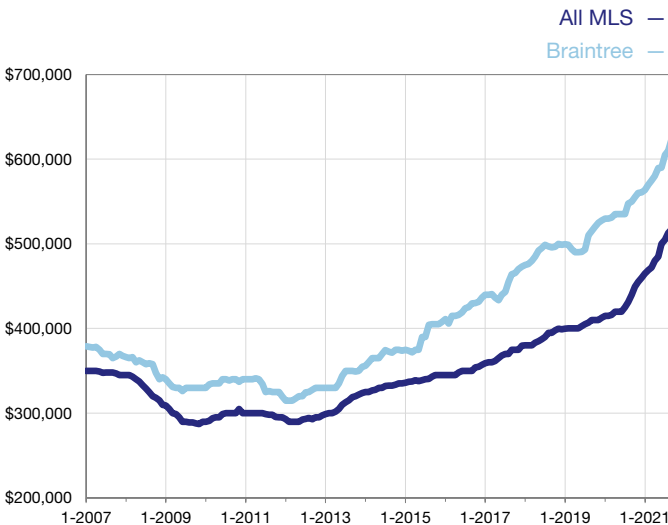
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	10	11	+ 10.0%	105	125	+ 19.0%
Closed Sales	13	15	+ 15.4%	101	117	+ 15.8%
Median Sales Price*	\$350,000	\$409,900	+ 17.1%	\$375,000	\$403,000	+ 7.5%
Inventory of Homes for Sale	22	14	- 36.4%	--	--	--
Months Supply of Inventory	2.1	1.3	- 38.1%	--	--	--
Cumulative Days on Market Until Sale	34	27	- 20.6%	50	38	- 24.0%
Percent of Original List Price Received*	96.9%	99.4%	+ 2.6%	96.9%	99.9%	+ 3.1%
New Listings	15	12	- 20.0%	127	140	+ 10.2%

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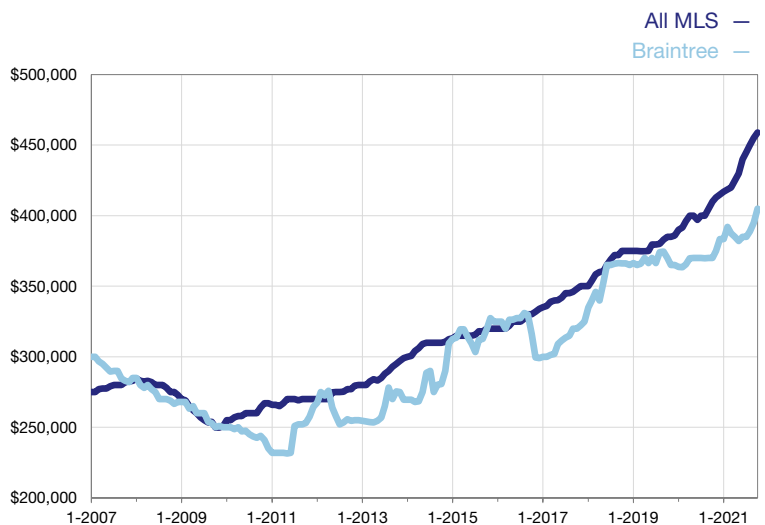
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## Bridgewater

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	27	24	- 11.1%	243	201	- 17.3%
Closed Sales	29	24	- 17.2%	215	189	- 12.1%
Median Sales Price*	\$470,000	\$527,500	+ 12.2%	\$470,000	\$520,000	+ 10.6%
Inventory of Homes for Sale	28	16	- 42.9%	--	--	--
Months Supply of Inventory	1.4	0.8	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	34	31	- 8.8%	49	30	- 38.8%
Percent of Original List Price Received*	102.2%	103.0%	+ 0.8%	99.1%	102.9%	+ 3.8%
New Listings	25	27	+ 8.0%	256	226	- 11.7%

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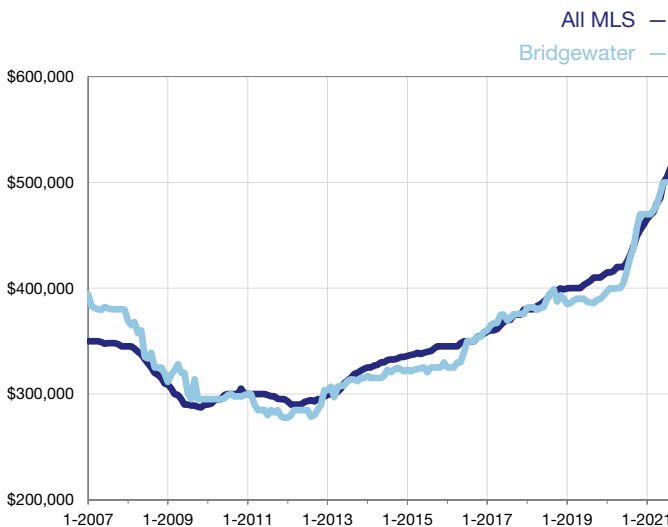
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	9	6	- 33.3%	61	54	- 11.5%
Closed Sales	4	8	+ 100.0%	53	45	- 15.1%
Median Sales Price*	\$207,250	\$213,000	+ 2.8%	\$248,000	\$275,000	+ 10.9%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--
Months Supply of Inventory	0.8	0.2	- 75.0%	--	--	--
Cumulative Days on Market Until Sale	28	19	- 32.1%	30	17	- 43.3%
Percent of Original List Price Received*	99.0%	102.3%	+ 3.3%	99.5%	104.0%	+ 4.5%
New Listings	7	6	- 14.3%	65	56	- 13.8%

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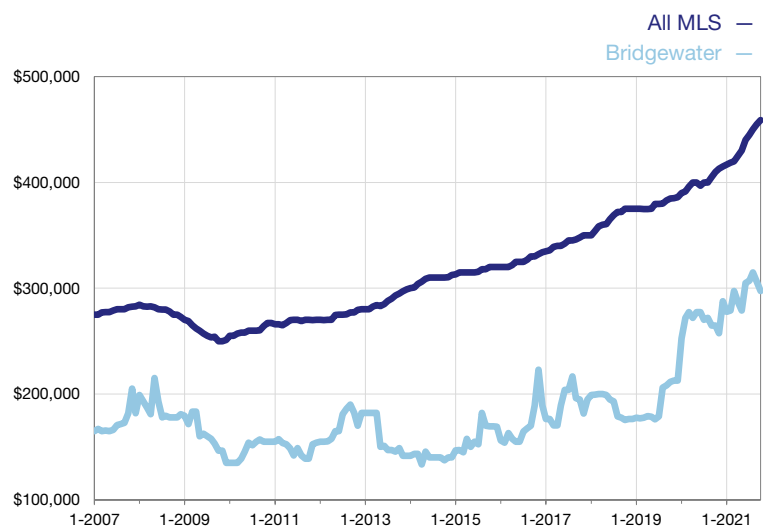
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

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## Carver

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	17	11	- 35.3%	99	122	+ 23.2%
Closed Sales	16	11	- 31.3%	83	110	+ 32.5%
Median Sales Price*	\$412,500	<b>\$485,000</b>	+ 17.6%	\$399,000	<b>\$449,950</b>	+ 12.8%
Inventory of Homes for Sale	13	9	- 30.8%	--	--	--
Months Supply of Inventory	1.5	0.8	- 46.7%	--	--	--
Cumulative Days on Market Until Sale	50	30	- 40.0%	51	32	- 37.3%
Percent of Original List Price Received*	99.9%	103.3%	+ 3.4%	99.2%	103.8%	+ 4.6%
New Listings	14	9	- 35.7%	111	128	+ 15.3%

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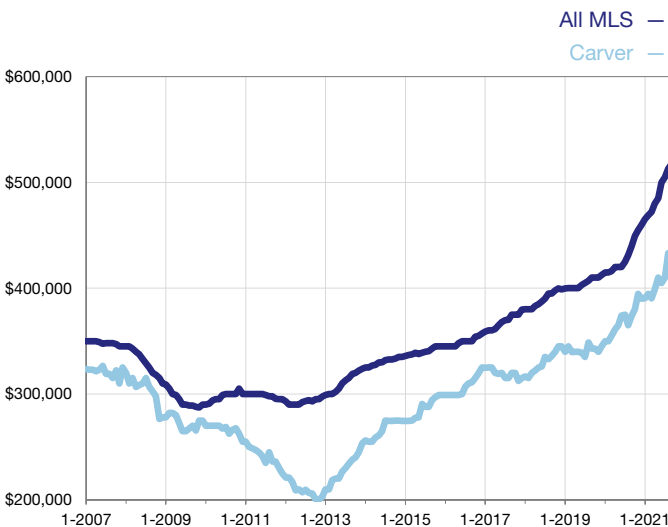
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	3	6	+ 100.0%	19	24	+ 26.3%
Closed Sales	5	1	- 80.0%	17	19	+ 11.8%
Median Sales Price*	\$299,900	<b>\$339,325</b>	+ 13.1%	\$299,900	<b>\$429,000</b>	+ 43.0%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.2	0.5	- 58.3%	--	--	--
Cumulative Days on Market Until Sale	24	22	- 8.3%	66	52	- 21.2%
Percent of Original List Price Received*	100.2%	99.8%	- 0.4%	100.1%	101.5%	+ 1.4%
New Listings	2	1	- 50.0%	20	29	+ 45.0%

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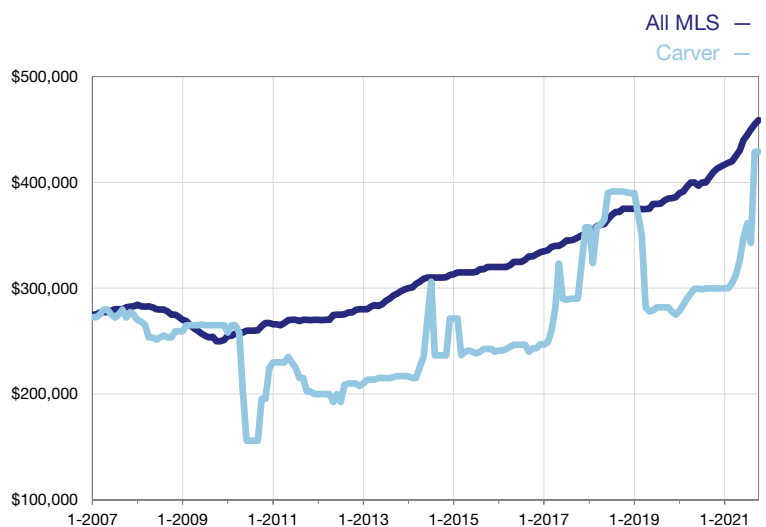
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

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## Cohasset

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	9	11	+ 22.2%	134	116	- 13.4%
Closed Sales	10	8	- 20.0%	121	118	- 2.5%
Median Sales Price*	\$1,172,500	\$1,402,000	+ 19.6%	\$1,117,500	\$1,350,000	+ 20.8%
Inventory of Homes for Sale	44	23	- 47.7%	--	--	--
Months Supply of Inventory	3.8	1.9	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	27	41	+ 51.9%	81	60	- 25.9%
Percent of Original List Price Received*	99.2%	95.5%	- 3.7%	95.1%	97.1%	+ 2.1%
New Listings	13	12	- 7.7%	202	137	- 32.2%

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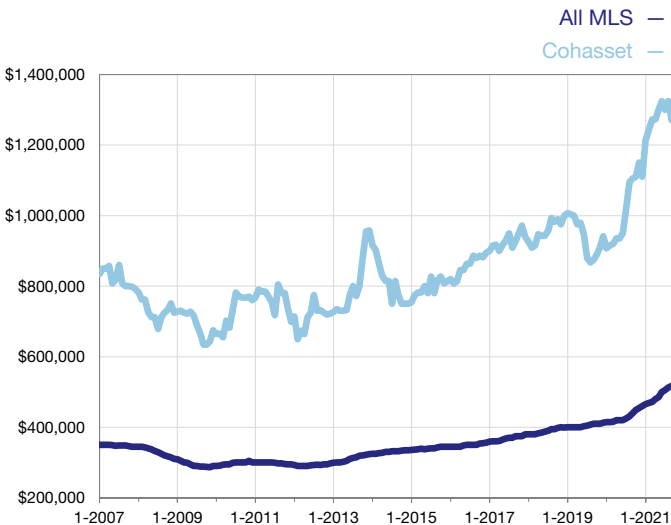
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	0	--	15	9	- 40.0%
Closed Sales	2	1	- 50.0%	16	11	- 31.3%
Median Sales Price*	\$733,925	\$760,000	+ 3.6%	\$674,000	\$716,625	+ 6.3%
Inventory of Homes for Sale	5	1	- 80.0%	--	--	--
Months Supply of Inventory	2.4	0.7	- 70.8%	--	--	--
Cumulative Days on Market Until Sale	75	18	- 76.0%	75	51	- 32.0%
Percent of Original List Price Received*	99.6%	104.3%	+ 4.7%	97.7%	96.0%	- 1.7%
New Listings	2	0	- 100.0%	23	9	- 60.9%

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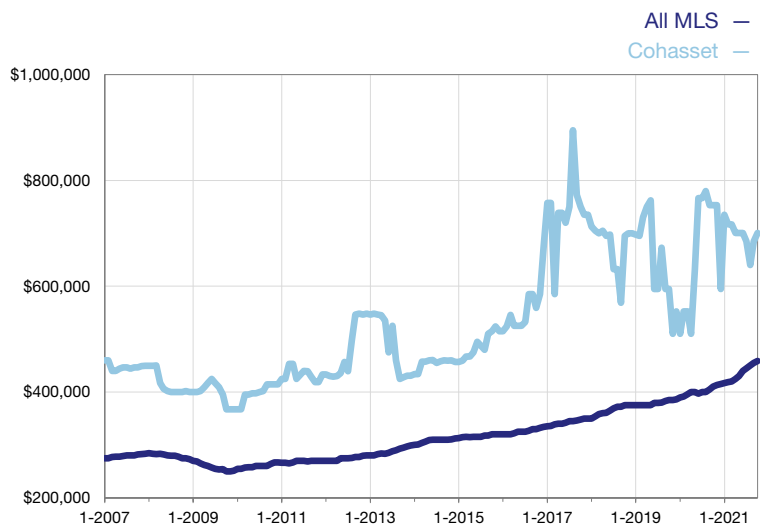
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Rolling 12-Month Calculation



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## Duxbury

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	24	21	- 12.5%	234	179	- 23.5%
Closed Sales	25	12	- 52.0%	212	157	- 25.9%
Median Sales Price*	\$1,120,000	<b>\$787,967</b>	- 29.6%	\$755,000	<b>\$880,000</b>	+ 16.6%
Inventory of Homes for Sale	18	19	+ 5.6%	--	--	--
Months Supply of Inventory	0.9	1.2	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	68	32	- 52.9%	68	24	- 64.7%
Percent of Original List Price Received*	96.4%	98.1%	+ 1.8%	97.2%	104.3%	+ 7.3%
New Listings	24	17	- 29.2%	249	212	- 14.9%

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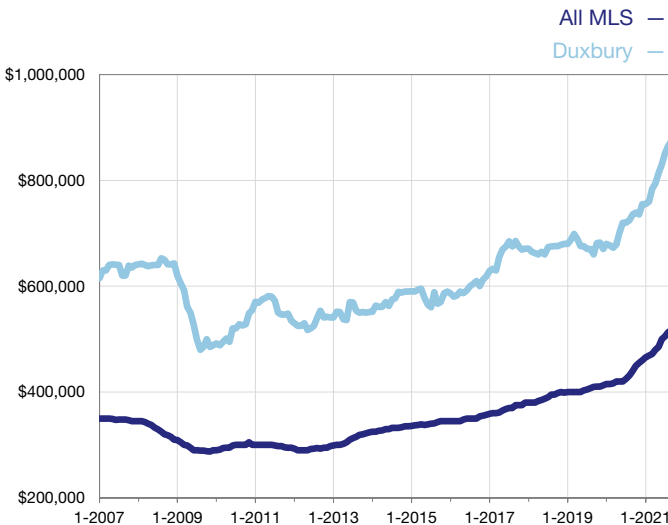
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	2	3	+ 50.0%	22	30	+ 36.4%
Closed Sales	2	2	0.0%	27	26	- 3.7%
Median Sales Price*	\$471,000	<b>\$515,000</b>	+ 9.3%	\$390,000	<b>\$420,000</b>	+ 7.7%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	2.1	0.8	- 61.9%	--	--	--
Cumulative Days on Market Until Sale	15	20	+ 33.3%	92	31	- 66.3%
Percent of Original List Price Received*	101.8%	101.5%	- 0.3%	95.8%	101.8%	+ 6.3%
New Listings	4	3	- 25.0%	26	34	+ 30.8%

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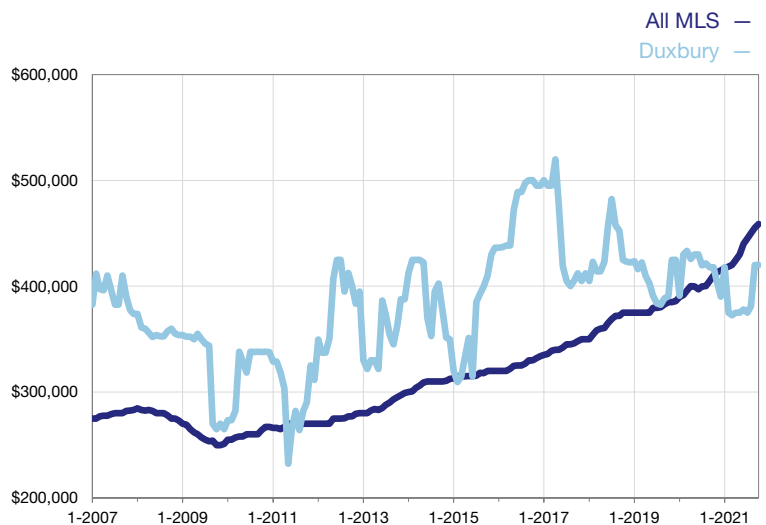
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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## East Bridgewater

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	9	14	+ 55.6%	106	110	+ 3.8%
Closed Sales	17	15	- 11.8%	100	92	- 8.0%
Median Sales Price*	\$390,000	\$500,000	+ 28.2%	\$408,500	\$475,000	+ 16.3%
Inventory of Homes for Sale	8	8	0.0%	--	--	--
Months Supply of Inventory	0.7	0.8	+ 14.3%	--	--	--
Cumulative Days on Market Until Sale	25	29	+ 16.0%	39	30	- 23.1%
Percent of Original List Price Received*	102.9%	100.2%	- 2.6%	99.4%	103.0%	+ 3.6%
New Listings	13	12	- 7.7%	112	123	+ 9.8%

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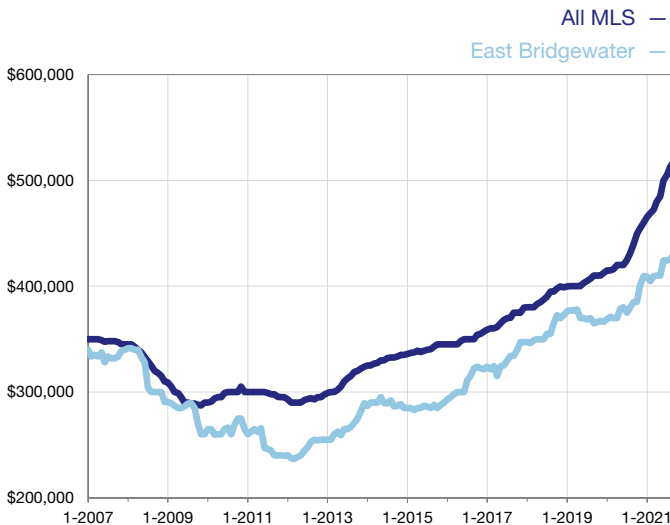
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	3	0	- 100.0%	22	21	- 4.5%
Closed Sales	4	0	- 100.0%	20	22	+ 10.0%
Median Sales Price*	\$307,450	\$0	- 100.0%	\$243,500	\$331,000	+ 35.9%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.4	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	31	0	- 100.0%	67	26	- 61.2%
Percent of Original List Price Received*	98.9%	0.0%	- 100.0%	98.6%	101.4%	+ 2.8%
New Listings	3	0	- 100.0%	18	20	+ 11.1%

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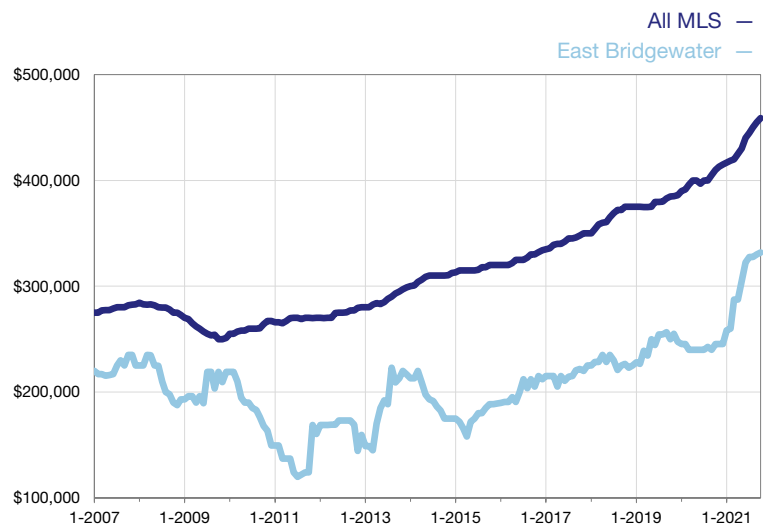
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



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Rolling 12-Month Calculation



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## Halifax

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	12	7	- 41.7%	94	74	- 21.3%
Closed Sales	7	10	+ 42.9%	76	74	- 2.6%
Median Sales Price*	\$460,000	<b>\$450,000</b>	- 2.2%	\$415,500	<b>\$470,000</b>	+ 13.1%
Inventory of Homes for Sale	12	5	- 58.3%	--	--	--
Months Supply of Inventory	1.6	<b>0.6</b>	- 62.5%	--	--	--
Cumulative Days on Market Until Sale	21	<b>25</b>	+ 19.0%	49	<b>28</b>	- 42.9%
Percent of Original List Price Received*	101.7%	<b>100.3%</b>	- 1.4%	99.0%	<b>101.1%</b>	+ 2.1%
New Listings	15	<b>10</b>	- 33.3%	98	<b>81</b>	- 17.3%

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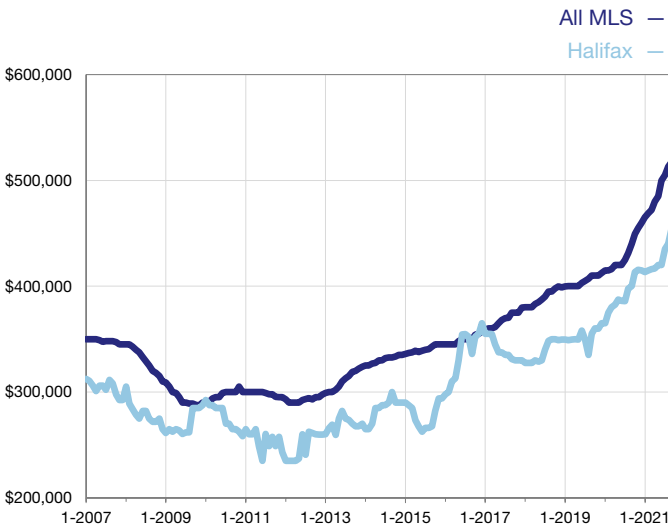
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	17	17	0.0%
Closed Sales	3	1	- 66.7%	16	14	- 12.5%
Median Sales Price*	\$235,000	<b>\$275,000</b>	+ 17.0%	\$241,500	<b>\$279,000</b>	+ 15.5%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.5	<b>0.5</b>	0.0%	--	--	--
Cumulative Days on Market Until Sale	17	<b>0</b>	- 100.0%	19	14	- 26.3%
Percent of Original List Price Received*	100.6%	<b>103.8%</b>	+ 3.2%	100.1%	<b>108.1%</b>	+ 8.0%
New Listings	0	<b>2</b>	--	19	18	- 5.3%

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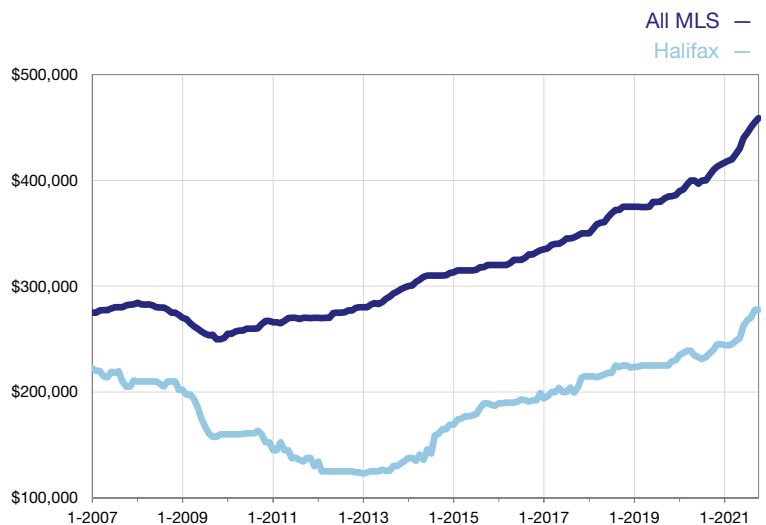
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation





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## Hanover

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	16	12	- 25.0%	169	135	- 20.1%
Closed Sales	16	8	- 50.0%	149	124	- 16.8%
Median Sales Price*	\$571,000	<b>\$702,500</b>	+ 23.0%	\$580,000	<b>\$660,000</b>	+ 13.8%
Inventory of Homes for Sale	18	12	- 33.3%	--	--	--
Months Supply of Inventory	1.2	<b>0.9</b>	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	27	<b>50</b>	+ 85.2%	54	<b>31</b>	- 42.6%
Percent of Original List Price Received*	97.5%	<b>99.2%</b>	+ 1.7%	97.8%	<b>103.1%</b>	+ 5.4%
New Listings	16	<b>14</b>	- 12.5%	196	<b>156</b>	- 20.4%

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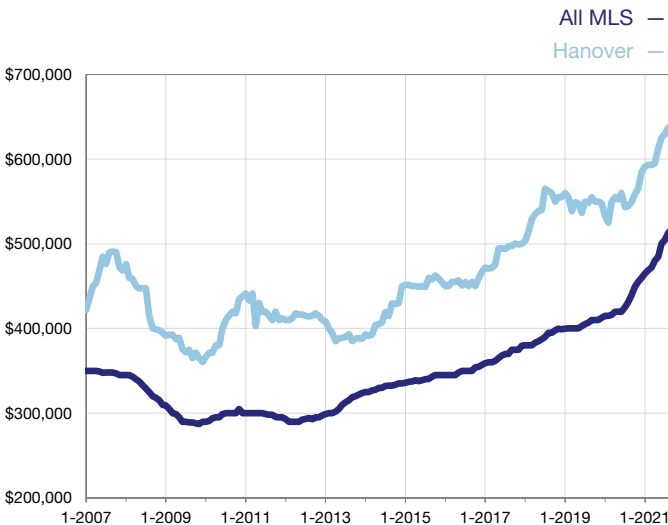
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	6	0	- 100.0%	39	23	- 41.0%
Closed Sales	2	0	- 100.0%	27	29	+ 7.4%
Median Sales Price*	\$587,508	<b>\$0</b>	- 100.0%	\$515,000	<b>\$633,500</b>	+ 23.0%
Inventory of Homes for Sale	6	1	- 83.3%	--	--	--
Months Supply of Inventory	2.0	<b>0.3</b>	- 85.0%	--	--	--
Cumulative Days on Market Until Sale	22	0	- 100.0%	41	<b>34</b>	- 17.1%
Percent of Original List Price Received*	102.2%	<b>0.0%</b>	- 100.0%	100.5%	<b>101.1%</b>	+ 0.6%
New Listings	9	0	- 100.0%	54	<b>25</b>	- 53.7%

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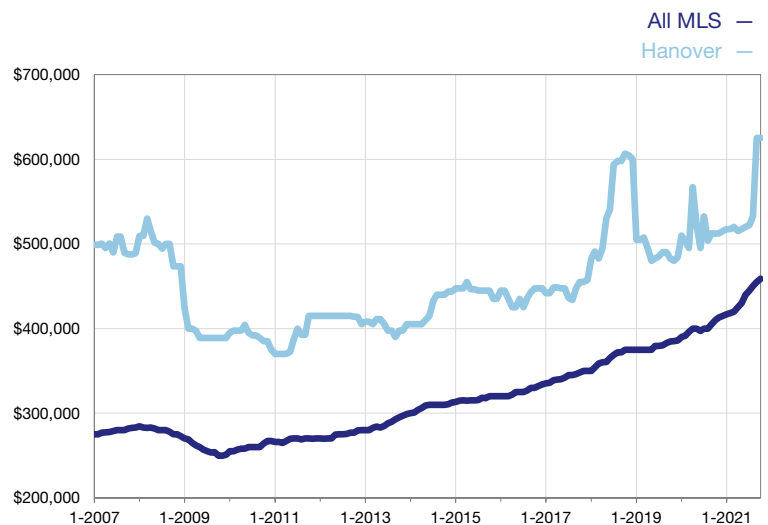
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



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## Hanson

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	14	13	- 7.1%	97	89	- 8.2%
Closed Sales	11	6	- 45.5%	87	87	0.0%
Median Sales Price*	\$425,000	<b>\$445,625</b>	+ 4.9%	\$425,000	<b>\$485,000</b>	+ 14.1%
Inventory of Homes for Sale	16	5	- 68.8%	--	--	--
Months Supply of Inventory	1.8	0.5	- 72.2%	--	--	--
Cumulative Days on Market Until Sale	16	19	+ 18.8%	41	22	- 46.3%
Percent of Original List Price Received*	104.2%	<b>104.8%</b>	+ 0.6%	100.6%	<b>104.5%</b>	+ 3.9%
New Listings	21	8	- 61.9%	110	100	- 9.1%

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

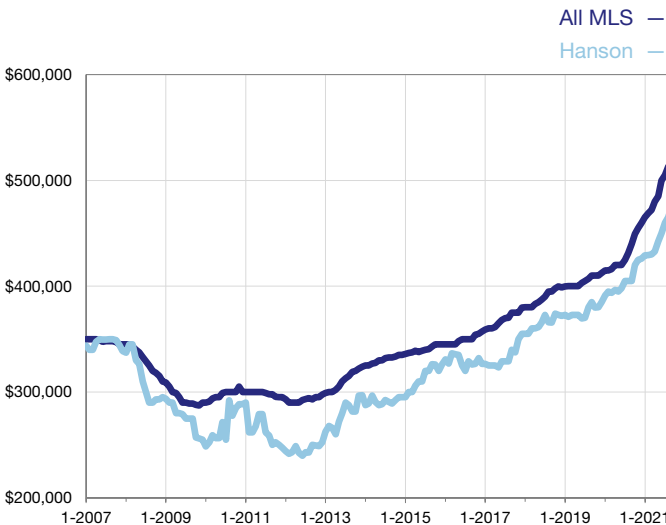
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	2	- 60.0%	28	20	- 28.6%
Closed Sales	4	0	- 100.0%	25	17	- 32.0%
Median Sales Price*	\$348,000	<b>\$0</b>	- 100.0%	\$350,000	<b>\$449,900</b>	+ 28.5%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.4	--	--	--	--
Cumulative Days on Market Until Sale	81	0	- 100.0%	68	24	- 64.7%
Percent of Original List Price Received*	100.1%	<b>0.0%</b>	- 100.0%	98.5%	<b>101.6%</b>	+ 3.1%
New Listings	2	2	0.0%	28	22	- 21.4%

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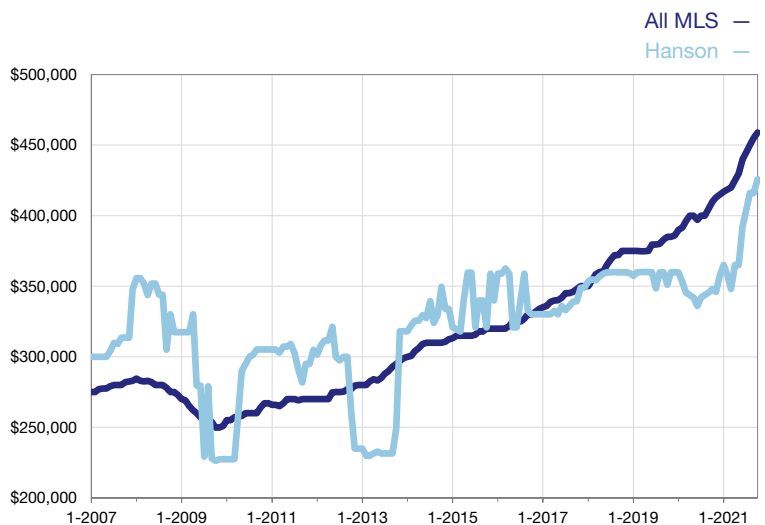
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hingham

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	30	26	- 13.3%	263	252	- 4.2%
Closed Sales	28	16	- 42.9%	232	231	- 0.4%
Median Sales Price*	\$985,000	\$1,025,000	+ 4.1%	\$857,500	\$1,150,000	+ 34.1%
Inventory of Homes for Sale	43	23	- 46.5%	--	--	--
Months Supply of Inventory	1.9	1.0	- 47.4%	--	--	--
Cumulative Days on Market Until Sale	67	46	- 31.3%	60	33	- 45.0%
Percent of Original List Price Received*	96.8%	97.4%	+ 0.6%	96.3%	100.9%	+ 4.8%
New Listings	32	29	- 9.4%	338	300	- 11.2%

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

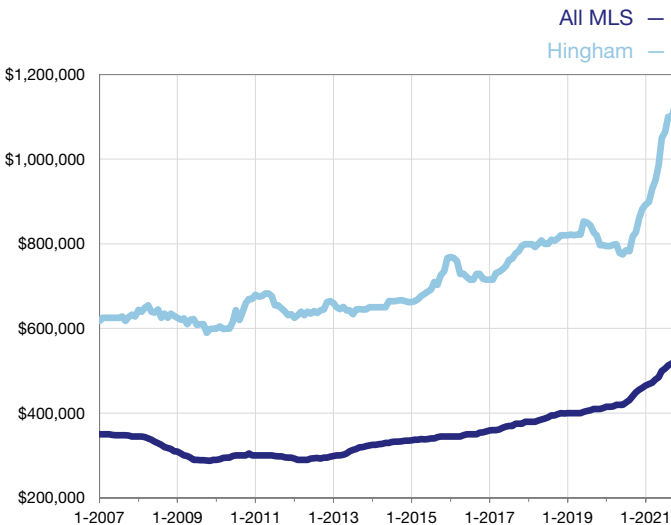
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	6	10	+ 66.7%	55	85	+ 54.5%
Closed Sales	10	5	- 50.0%	52	76	+ 46.2%
Median Sales Price*	\$977,500	\$1,035,000	+ 5.9%	\$614,500	\$792,000	+ 28.9%
Inventory of Homes for Sale	25	9	- 64.0%	--	--	--
Months Supply of Inventory	4.8	1.2	- 75.0%	--	--	--
Cumulative Days on Market Until Sale	102	57	- 44.1%	94	71	- 24.5%
Percent of Original List Price Received*	98.2%	98.8%	+ 0.6%	96.4%	98.3%	+ 2.0%
New Listings	11	6	- 45.5%	96	98	+ 2.1%

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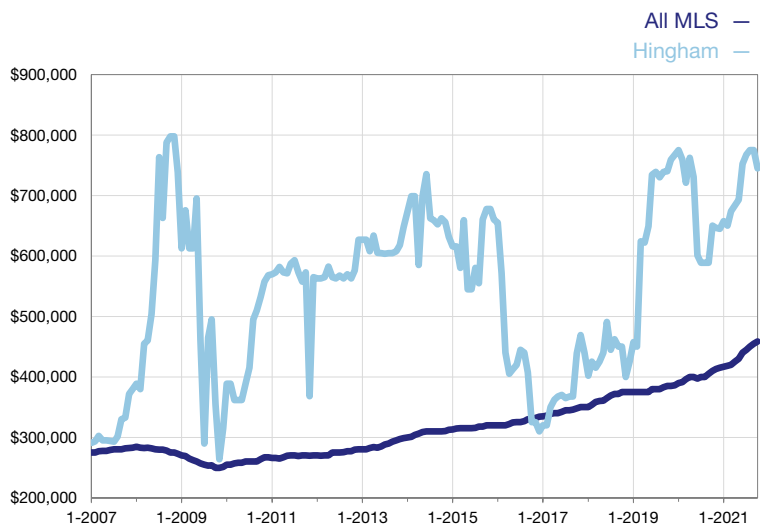
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Holbrook

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	15	9	- 40.0%	124	114	- 8.1%
Closed Sales	12	14	+ 16.7%	116	123	+ 6.0%
Median Sales Price*	\$421,000	<b>\$445,000</b>	+ 5.7%	\$385,000	<b>\$437,500</b>	+ 13.6%
Inventory of Homes for Sale	11	4	- 63.6%	--	--	--
Months Supply of Inventory	1.0	<b>0.3</b>	- 70.0%	--	--	--
Cumulative Days on Market Until Sale	30	<b>17</b>	- 43.3%	38	<b>22</b>	- 42.1%
Percent of Original List Price Received*	101.1%	<b>106.7%</b>	+ 5.5%	100.6%	<b>104.5%</b>	+ 3.9%
New Listings	13	9	- 30.8%	142	130	- 8.5%

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

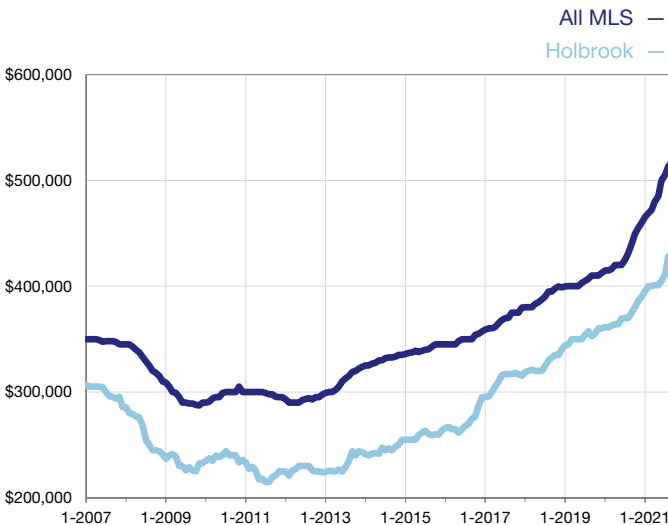
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	2	6	+ 200.0%
Closed Sales	1	1	0.0%	3	5	+ 66.7%
Median Sales Price*	\$255,000	<b>\$265,000</b>	+ 3.9%	\$255,000	<b>\$265,000</b>	+ 3.9%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	<b>0.0</b>	--	--	--	--
Cumulative Days on Market Until Sale	17	<b>50</b>	+ 194.1%	104	<b>21</b>	- 79.8%
Percent of Original List Price Received*	108.5%	<b>100.0%</b>	- 7.8%	106.7%	<b>103.1%</b>	- 3.4%
New Listings	0	0	--	2	7	+ 250.0%

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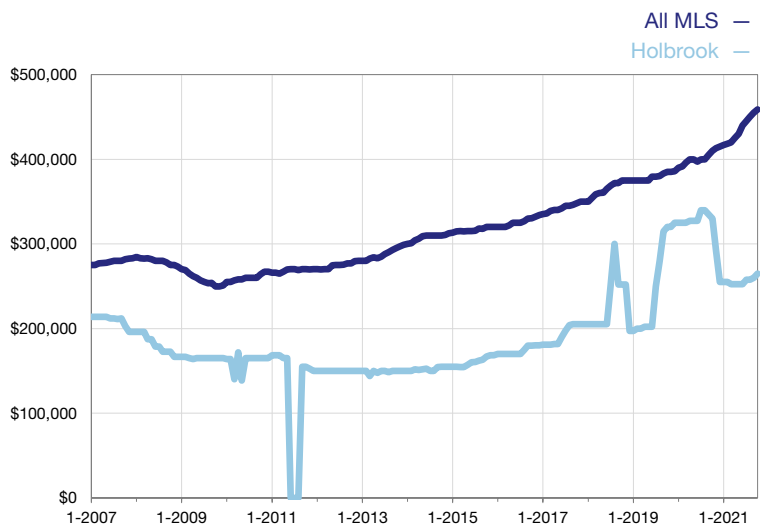
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hull

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	11	15	+ 36.4%	116	120	+ 3.4%
Closed Sales	11	9	- 18.2%	99	114	+ 15.2%
Median Sales Price*	\$599,000	\$540,000	- 9.8%	\$480,000	\$601,000	+ 25.2%
Inventory of Homes for Sale	30	18	- 40.0%	--	--	--
Months Supply of Inventory	3.1	1.5	- 51.6%	--	--	--
Cumulative Days on Market Until Sale	62	71	+ 14.5%	65	36	- 44.6%
Percent of Original List Price Received*	97.3%	95.3%	- 2.1%	96.2%	101.1%	+ 5.1%
New Listings	11	14	+ 27.3%	148	146	- 1.4%

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

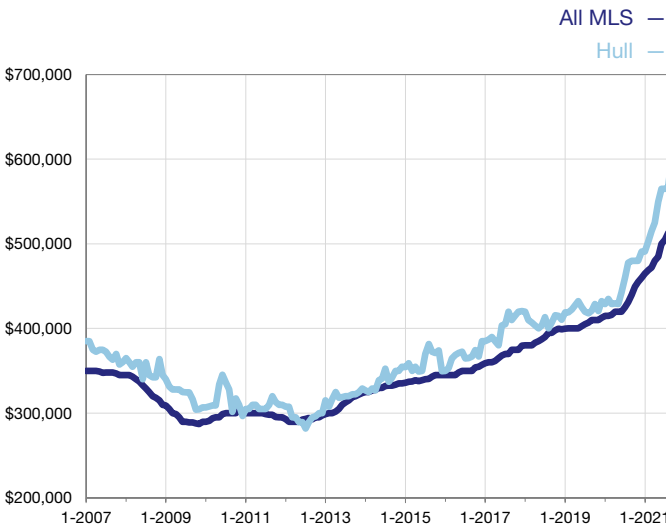
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	8	+ 60.0%	65	81	+ 24.6%
Closed Sales	8	9	+ 12.5%	71	75	+ 5.6%
Median Sales Price*	\$428,450	\$315,000	- 26.5%	\$382,000	\$390,000	+ 2.1%
Inventory of Homes for Sale	15	4	- 73.3%	--	--	--
Months Supply of Inventory	2.4	0.6	- 75.0%	--	--	--
Cumulative Days on Market Until Sale	66	25	- 62.1%	95	41	- 56.8%
Percent of Original List Price Received*	96.5%	100.4%	+ 4.0%	96.2%	98.6%	+ 2.5%
New Listings	3	5	+ 66.7%	74	81	+ 9.5%

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

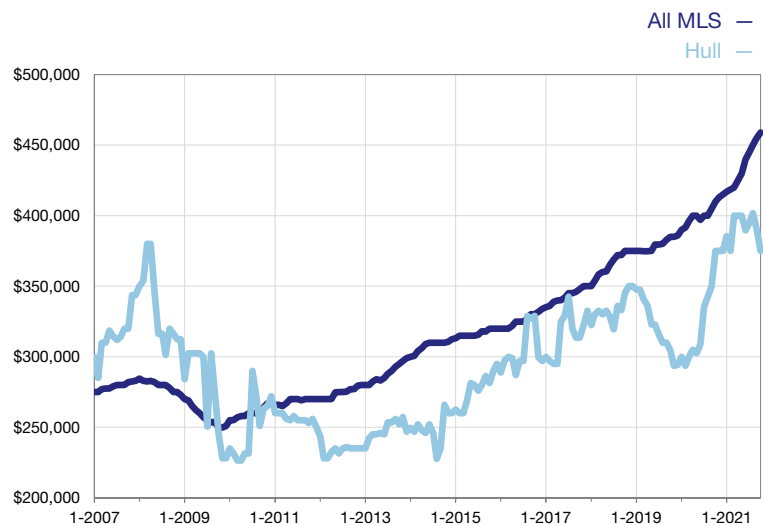
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

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## Kingston

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	25	17	- 32.0%	180	135	- 25.0%
Closed Sales	17	14	- 17.6%	158	130	- 17.7%
Median Sales Price*	\$490,000	<b>\$575,000</b>	+ 17.3%	\$449,450	<b>\$612,500</b>	+ 36.3%
Inventory of Homes for Sale	20	16	- 20.0%	--	--	--
Months Supply of Inventory	1.2	1.1	- 8.3%	--	--	--
Cumulative Days on Market Until Sale	42	26	- 38.1%	50	38	- 24.0%
Percent of Original List Price Received*	100.0%	<b>103.0%</b>	+ 3.0%	98.5%	<b>102.7%</b>	+ 4.3%
New Listings	22	19	- 13.6%	190	163	- 14.2%

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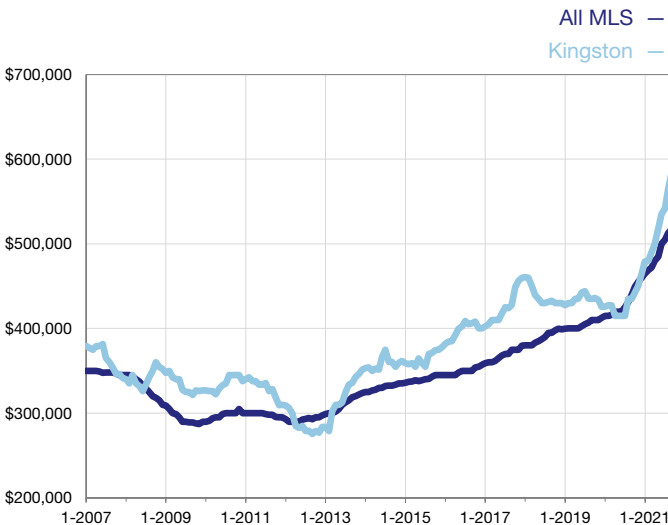
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	2	1	- 50.0%	24	9	- 62.5%
Closed Sales	3	1	- 66.7%	25	8	- 68.0%
Median Sales Price*	\$380,000	<b>\$292,000</b>	- 23.2%	\$382,000	<b>\$343,500</b>	- 10.1%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	27	12	- 55.6%	48	55	+ 14.6%
Percent of Original List Price Received*	99.1%	<b>110.2%</b>	+ 11.2%	98.9%	<b>105.6%</b>	+ 6.8%
New Listings	0	1	--	28	10	- 64.3%

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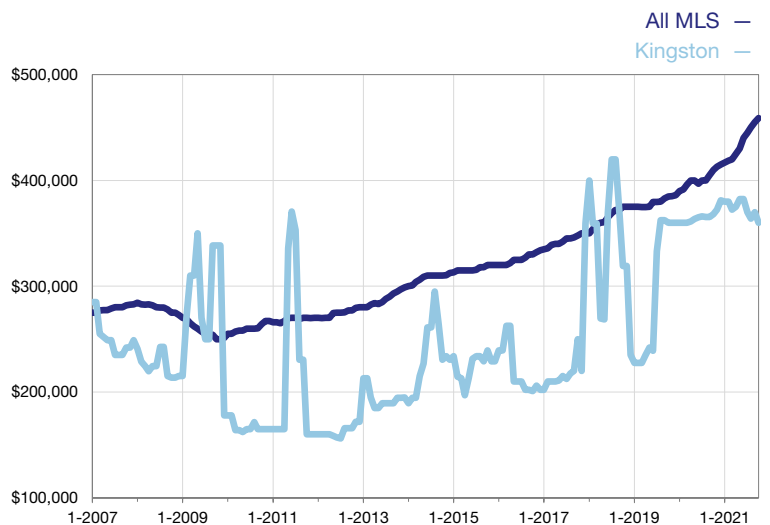
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

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## Marshfield

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	26	<b>39</b>	+ 50.0%	290	<b>254</b>	- 12.4%
Closed Sales	43	<b>25</b>	- 41.9%	263	<b>217</b>	- 17.5%
Median Sales Price*	\$580,000	<b>\$572,750</b>	- 1.3%	\$525,000	<b>\$611,750</b>	+ 16.5%
Inventory of Homes for Sale	30	<b>14</b>	- 53.3%	--	--	--
Months Supply of Inventory	1.1	<b>0.6</b>	- 45.5%	--	--	--
Cumulative Days on Market Until Sale	46	<b>24</b>	- 47.8%	58	<b>27</b>	- 53.4%
Percent of Original List Price Received*	100.9%	<b>101.1%</b>	+ 0.2%	98.4%	<b>103.9%</b>	+ 5.6%
New Listings	34	<b>38</b>	+ 11.8%	322	<b>277</b>	- 14.0%

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

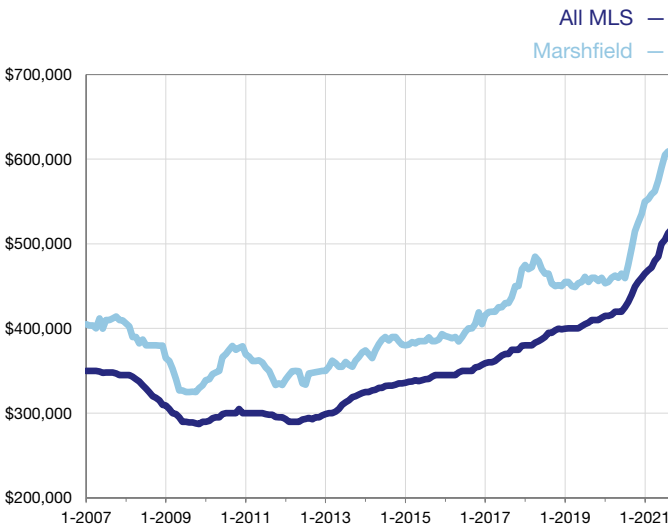
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	6	<b>3</b>	- 50.0%	34	<b>38</b>	+ 11.8%
Closed Sales	5	<b>6</b>	+ 20.0%	33	<b>34</b>	+ 3.0%
Median Sales Price*	\$185,000	<b>\$555,000</b>	+ 200.0%	\$200,000	<b>\$248,000</b>	+ 24.0%
Inventory of Homes for Sale	3	<b>1</b>	- 66.7%	--	--	--
Months Supply of Inventory	0.8	<b>0.3</b>	- 62.5%	--	--	--
Cumulative Days on Market Until Sale	40	<b>37</b>	- 7.5%	40	<b>26</b>	- 35.0%
Percent of Original List Price Received*	104.1%	<b>99.2%</b>	- 4.7%	100.0%	<b>100.3%</b>	+ 0.3%
New Listings	6	<b>1</b>	- 83.3%	46	<b>39</b>	- 15.2%

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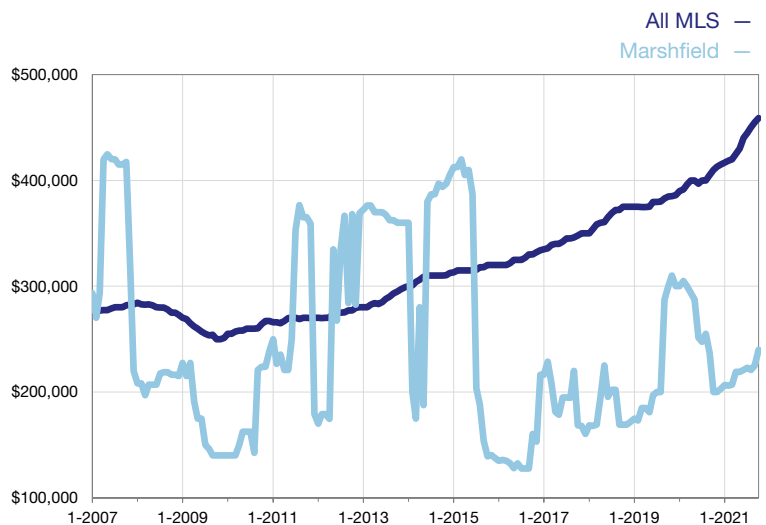
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Norwell

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	12	14	+ 16.7%	154	131	- 14.9%
Closed Sales	13	13	0.0%	144	117	- 18.8%
Median Sales Price*	\$755,000	<b>\$849,000</b>	+ 12.5%	\$713,000	<b>\$849,000</b>	+ 19.1%
Inventory of Homes for Sale	29	18	- 37.9%	--	--	--
Months Supply of Inventory	2.1	1.6	- 23.8%	--	--	--
Cumulative Days on Market Until Sale	40	27	- 32.5%	61	35	- 42.6%
Percent of Original List Price Received*	100.4%	100.9%	+ 0.5%	97.9%	103.2%	+ 5.4%
New Listings	17	15	- 11.8%	194	153	- 21.1%

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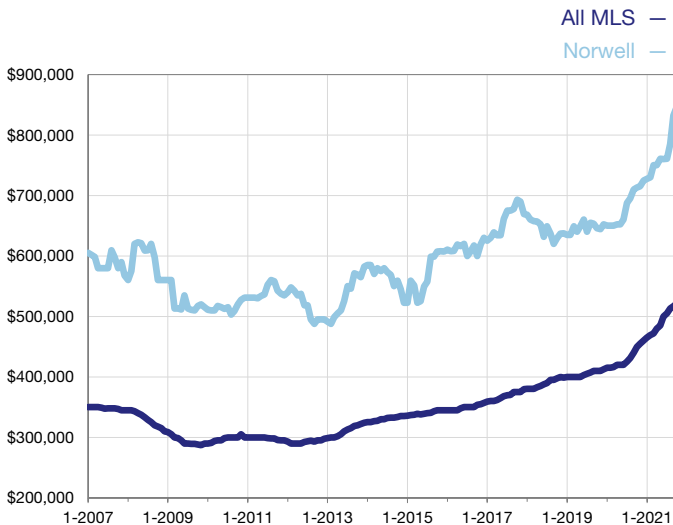
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	3	4	+ 33.3%	13	13	0.0%
Closed Sales	1	1	0.0%	9	15	+ 66.7%
Median Sales Price*	\$338,500	<b>\$855,000</b>	+ 152.6%	\$640,000	<b>\$705,000</b>	+ 10.2%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	4.2	1.2	- 71.4%	--	--	--
Cumulative Days on Market Until Sale	44	77	+ 75.0%	102	122	+ 19.6%
Percent of Original List Price Received*	96.7%	97.3%	+ 0.6%	102.6%	99.6%	- 2.9%
New Listings	1	1	0.0%	21	15	- 28.6%

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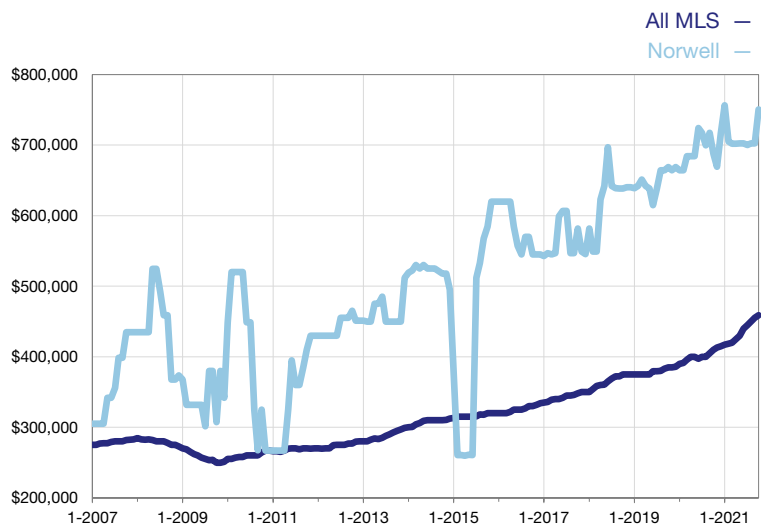
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation





# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Pembroke

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	20	27	+ 35.0%	209	203	- 2.9%
Closed Sales	18	12	- 33.3%	185	188	+ 1.6%
Median Sales Price*	\$444,000	\$500,000	+ 12.6%	\$445,000	\$536,250	+ 20.5%
Inventory of Homes for Sale	32	14	- 56.3%	--	--	--
Months Supply of Inventory	1.7	0.7	- 58.8%	--	--	--
Cumulative Days on Market Until Sale	54	48	- 11.1%	62	42	- 32.3%
Percent of Original List Price Received*	101.4%	100.9%	- 0.5%	99.6%	105.0%	+ 5.4%
New Listings	24	16	- 33.3%	235	221	- 6.0%

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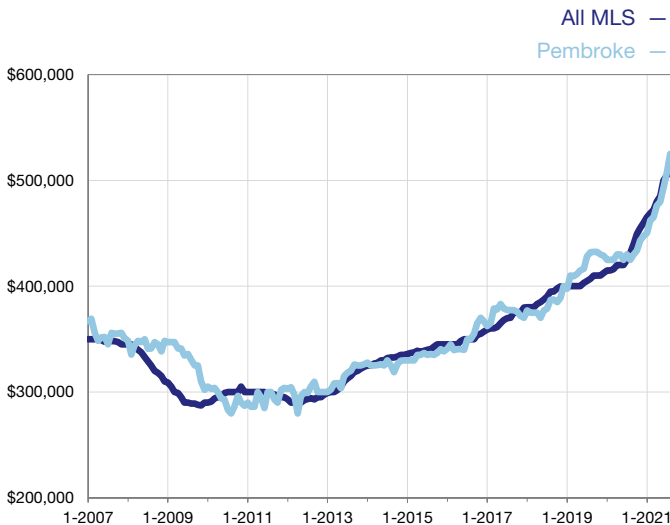
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	0	--	24	16	- 33.3%
Closed Sales	5	3	- 40.0%	24	19	- 20.8%
Median Sales Price*	\$339,000	\$477,000	+ 40.7%	\$337,000	\$351,000	+ 4.2%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	1.1	1.0	- 9.1%	--	--	--
Cumulative Days on Market Until Sale	11	14	+ 27.3%	63	19	- 69.8%
Percent of Original List Price Received*	100.2%	109.4%	+ 9.2%	98.5%	104.6%	+ 6.2%
New Listings	2	1	- 50.0%	26	18	- 30.8%

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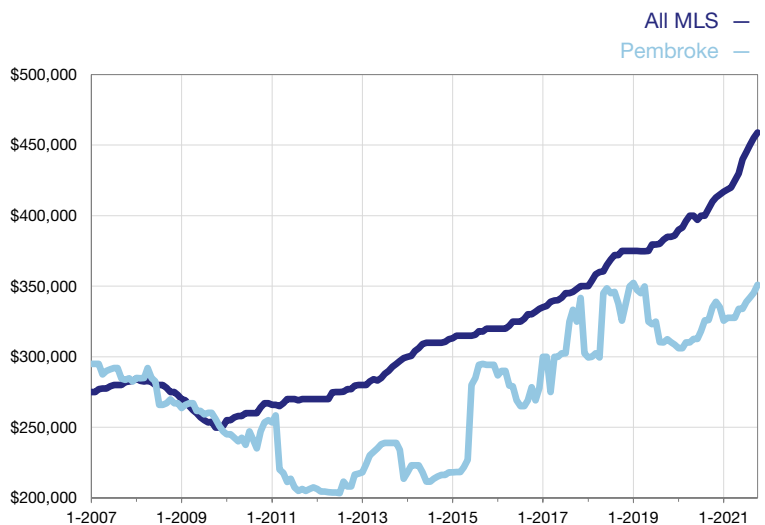
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Plymouth

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	86	66	- 23.3%	857	736	- 14.1%
Closed Sales	108	77	- 28.7%	778	677	- 13.0%
Median Sales Price*	\$477,970	\$500,000	+ 4.6%	\$444,500	\$500,000	+ 12.5%
Inventory of Homes for Sale	129	50	- 61.2%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--
Cumulative Days on Market Until Sale	66	34	- 48.5%	71	35	- 50.7%
Percent of Original List Price Received*	98.8%	102.3%	+ 3.5%	98.1%	103.8%	+ 5.8%
New Listings	97	69	- 28.9%	966	814	- 15.7%

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

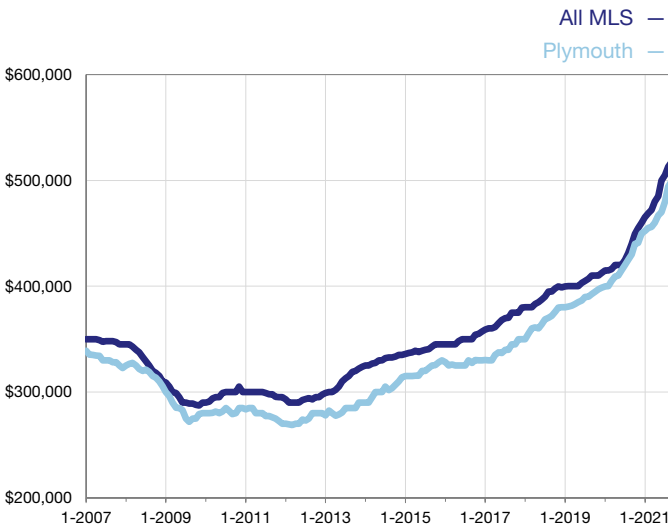
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	35	44	+ 25.7%	327	341	+ 4.3%
Closed Sales	47	24	- 48.9%	301	296	- 1.7%
Median Sales Price*	\$425,000	\$483,843	+ 13.8%	\$445,000	\$421,581	- 5.3%
Inventory of Homes for Sale	51	20	- 60.8%	--	--	--
Months Supply of Inventory	1.7	0.6	- 64.7%	--	--	--
Cumulative Days on Market Until Sale	65	32	- 50.8%	78	43	- 44.9%
Percent of Original List Price Received*	98.4%	100.7%	+ 2.3%	100.1%	100.6%	+ 0.5%
New Listings	36	35	- 2.8%	388	387	- 0.3%

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

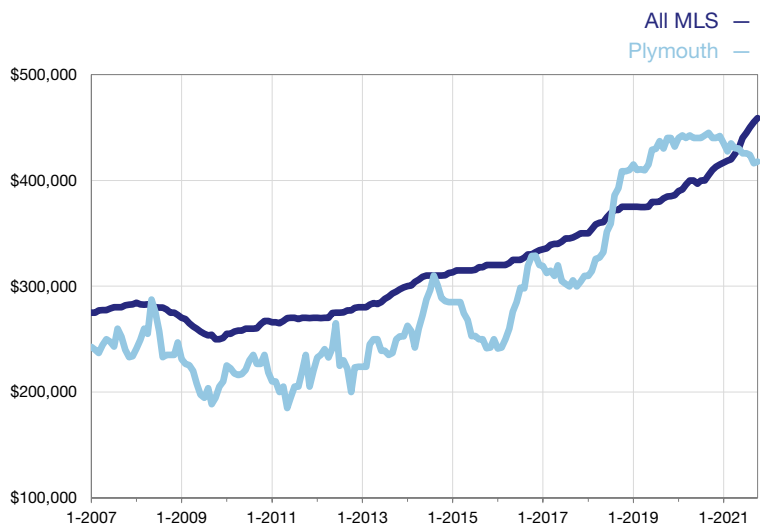
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Plympton

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	6	0	- 100.0%	26	32	+ 23.1%
Closed Sales	5	5	0.0%	21	35	+ 66.7%
Median Sales Price*	\$589,000	<b>\$575,000</b>	- 2.4%	\$450,000	<b>\$565,000</b>	+ 25.6%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.3	0.9	+ 200.0%	--	--	--
Cumulative Days on Market Until Sale	84	30	- 64.3%	79	27	- 65.8%
Percent of Original List Price Received*	98.9%	<b>99.4%</b>	+ 0.5%	97.2%	<b>103.1%</b>	+ 6.1%
New Listings	6	0	- 100.0%	25	36	+ 44.0%

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

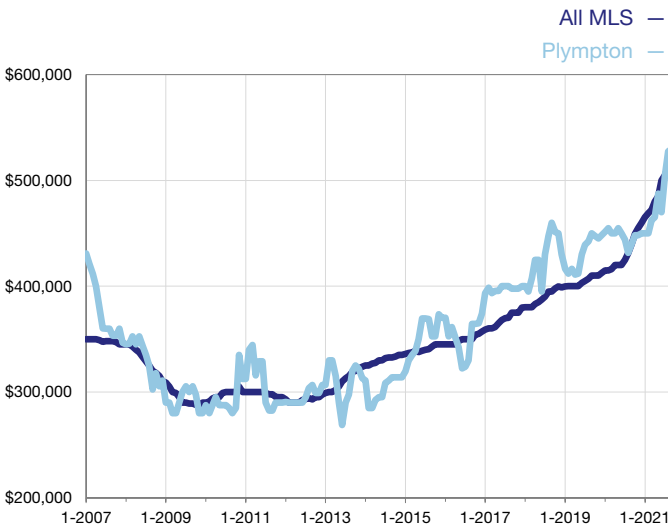
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	0	--	1	0	- 100.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$359,000	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	36	0	- 100.0%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	94.7%	<b>0.0%</b>	- 100.0%
New Listings	0	0	--	1	0	- 100.0%

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

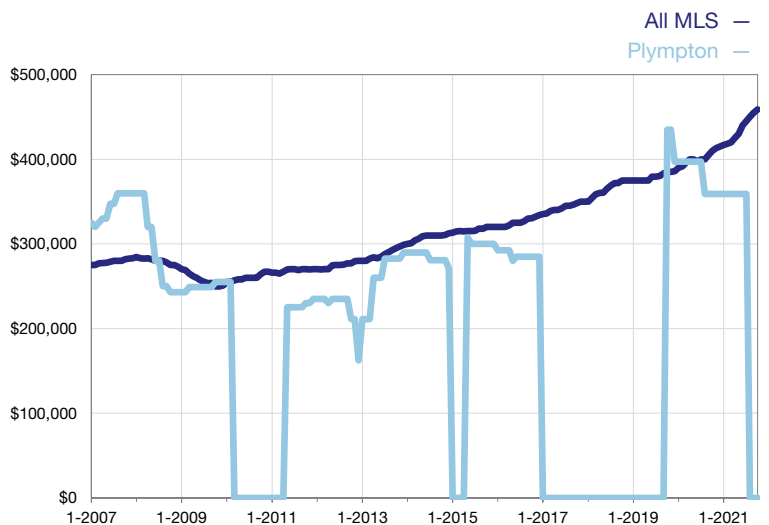
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Quincy

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	49	52	+ 6.1%	389	429	+ 10.3%
Closed Sales	48	42	- 12.5%	355	395	+ 11.3%
Median Sales Price*	\$565,000	\$670,000	+ 18.6%	\$549,300	\$620,000	+ 12.9%
Inventory of Homes for Sale	68	40	- 41.2%	--	--	--
Months Supply of Inventory	1.9	1.0	- 47.4%	--	--	--
Cumulative Days on Market Until Sale	31	33	+ 6.5%	38	29	- 23.7%
Percent of Original List Price Received*	100.7%	101.6%	+ 0.9%	99.4%	102.5%	+ 3.1%
New Listings	59	52	- 11.9%	482	488	+ 1.2%

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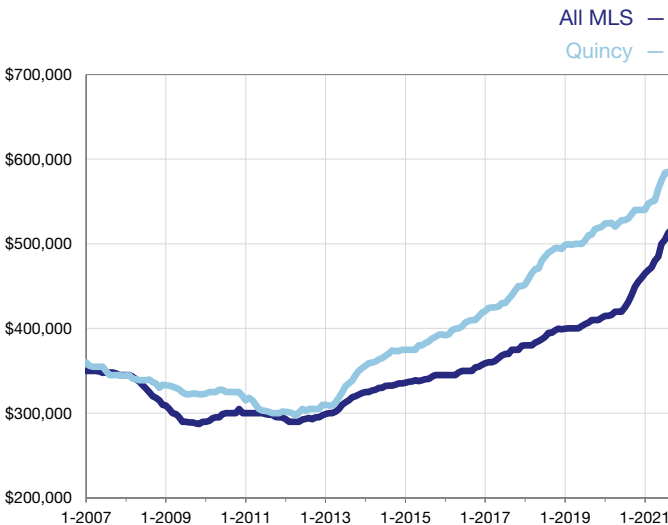
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	45	32	- 28.9%	361	487	+ 34.9%
Closed Sales	49	47	- 4.1%	336	476	+ 41.7%
Median Sales Price*	\$465,000	\$402,000	- 13.5%	\$431,250	\$454,250	+ 5.3%
Inventory of Homes for Sale	122	56	- 54.1%	--	--	--
Months Supply of Inventory	3.6	1.2	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	37	26	- 29.7%	42	45	+ 7.1%
Percent of Original List Price Received*	98.8%	101.1%	+ 2.3%	98.7%	99.6%	+ 0.9%
New Listings	78	33	- 57.7%	511	609	+ 19.2%

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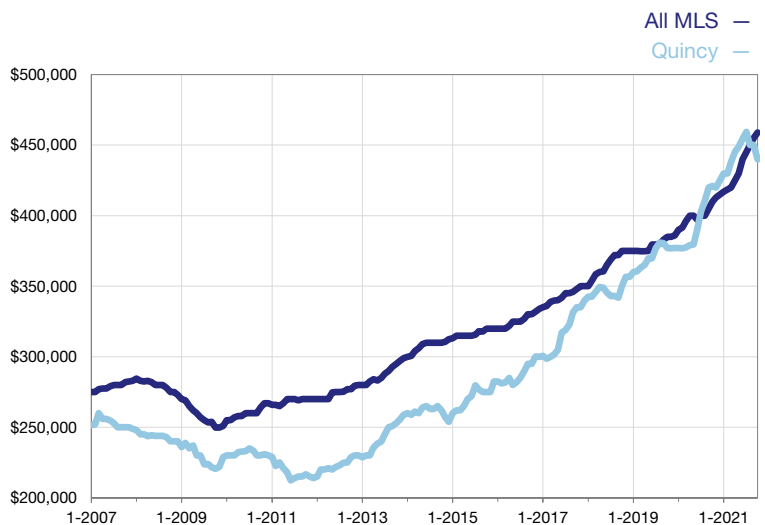
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

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## Rockland

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	15	6	- 60.0%	137	148	+ 8.0%
Closed Sales	16	17	+ 6.3%	126	149	+ 18.3%
Median Sales Price*	\$388,500	<b>\$470,000</b>	+ 21.0%	\$370,000	<b>\$440,000</b>	+ 18.9%
Inventory of Homes for Sale	17	10	- 41.2%	--	--	--
Months Supply of Inventory	1.4	0.7	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	25	31	+ 24.0%	33	21	- 36.4%
Percent of Original List Price Received*	103.7%	<b>101.0%</b>	- 2.6%	101.4%	<b>104.6%</b>	+ 3.2%
New Listings	20	8	- 60.0%	160	160	0.0%

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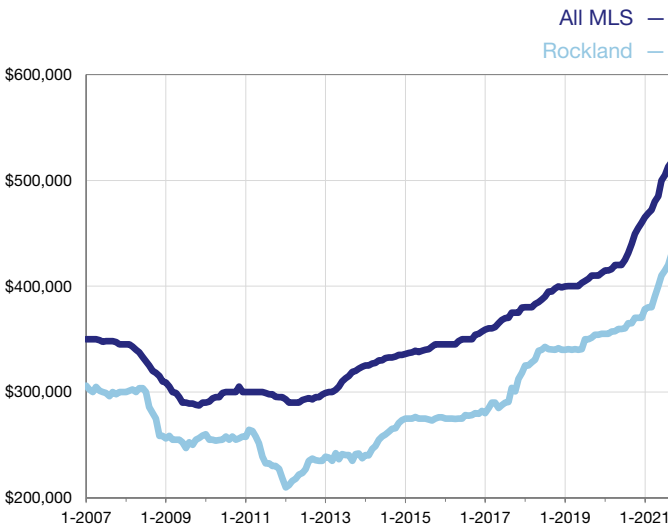
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	3	2	- 33.3%	39	40	+ 2.6%
Closed Sales	3	3	0.0%	37	41	+ 10.8%
Median Sales Price*	\$333,000	<b>\$370,000</b>	+ 11.1%	\$290,000	<b>\$360,000</b>	+ 24.1%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	1.3	0.7	- 46.2%	--	--	--
Cumulative Days on Market Until Sale	76	28	- 63.2%	29	20	- 31.0%
Percent of Original List Price Received*	93.9%	<b>99.9%</b>	+ 6.4%	99.0%	<b>101.8%</b>	+ 2.8%
New Listings	6	1	- 83.3%	47	43	- 8.5%

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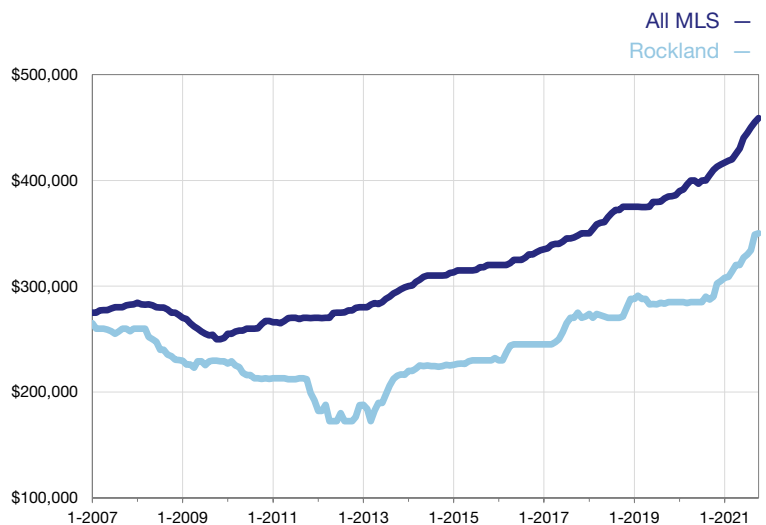
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Scituate

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	32	<b>23</b>	- 28.1%	314	<b>245</b>	- 22.0%
Closed Sales	27	<b>29</b>	+ 7.4%	274	<b>228</b>	- 16.8%
Median Sales Price*	\$705,000	<b>\$875,000</b>	+ 24.1%	\$665,000	<b>\$800,000</b>	+ 20.3%
Inventory of Homes for Sale	36	<b>24</b>	- 33.3%	--	--	--
Months Supply of Inventory	1.4	<b>1.0</b>	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	34	<b>48</b>	+ 41.2%	65	<b>38</b>	- 41.5%
Percent of Original List Price Received*	98.3%	<b>101.0%</b>	+ 2.7%	97.3%	<b>104.3%</b>	+ 7.2%
New Listings	36	<b>23</b>	- 36.1%	338	<b>288</b>	- 14.8%

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

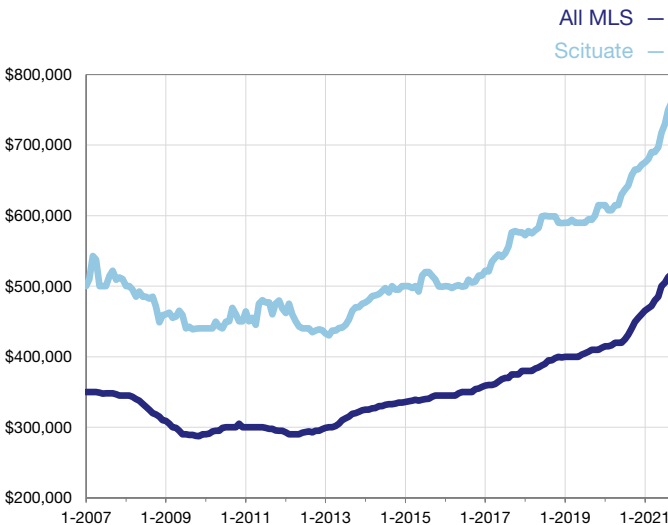
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	10	<b>2</b>	- 80.0%	76	<b>67</b>	- 11.8%
Closed Sales	10	<b>3</b>	- 70.0%	52	<b>64</b>	+ 23.1%
Median Sales Price*	\$897,617	<b>\$1,300,000</b>	+ 44.8%	\$637,000	<b>\$772,625</b>	+ 21.3%
Inventory of Homes for Sale	29	<b>23</b>	- 20.7%	--	--	--
Months Supply of Inventory	5.7	<b>3.7</b>	- 35.1%	--	--	--
Cumulative Days on Market Until Sale	70	<b>58</b>	- 17.1%	75	<b>54</b>	- 28.0%
Percent of Original List Price Received*	104.0%	<b>97.3%</b>	- 6.4%	101.7%	<b>106.9%</b>	+ 5.1%
New Listings	16	<b>12</b>	- 25.0%	98	<b>99</b>	+ 1.0%

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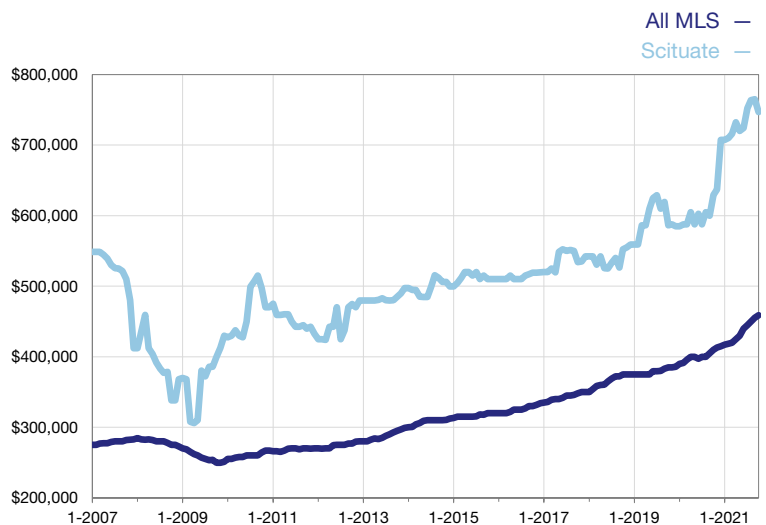
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Weymouth

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	57	60	+ 5.3%	504	505	+ 0.2%
Closed Sales	60	50	- 16.7%	449	442	- 1.6%
Median Sales Price*	\$465,000	\$520,000	+ 11.8%	\$458,000	\$536,500	+ 17.1%
Inventory of Homes for Sale	39	29	- 25.6%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	22	31	+ 40.9%	33	25	- 24.2%
Percent of Original List Price Received*	103.0%	101.8%	- 1.2%	100.5%	103.9%	+ 3.4%
New Listings	60	51	- 15.0%	548	549	+ 0.2%

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

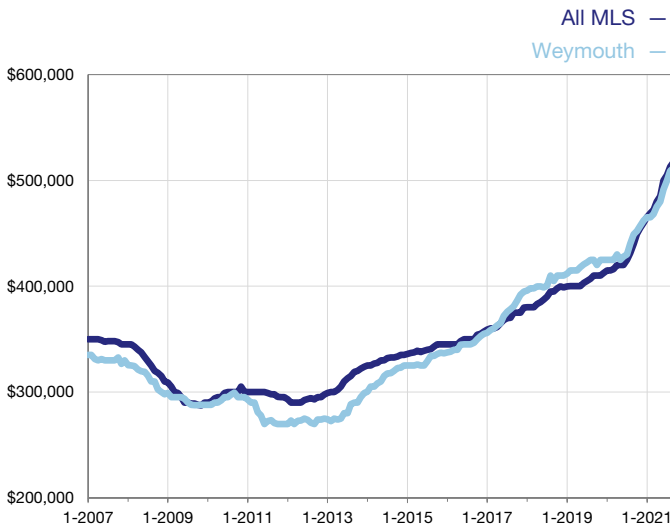
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	27	25	- 7.4%	215	215	0.0%
Closed Sales	27	23	- 14.8%	210	193	- 8.1%
Median Sales Price*	\$285,000	\$330,000	+ 15.8%	\$290,000	\$315,000	+ 8.6%
Inventory of Homes for Sale	27	17	- 37.0%	--	--	--
Months Supply of Inventory	1.3	0.8	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	31	44	+ 41.9%	49	33	- 32.7%
Percent of Original List Price Received*	99.2%	100.7%	+ 1.5%	98.6%	101.1%	+ 2.5%
New Listings	33	19	- 42.4%	251	243	- 3.2%

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

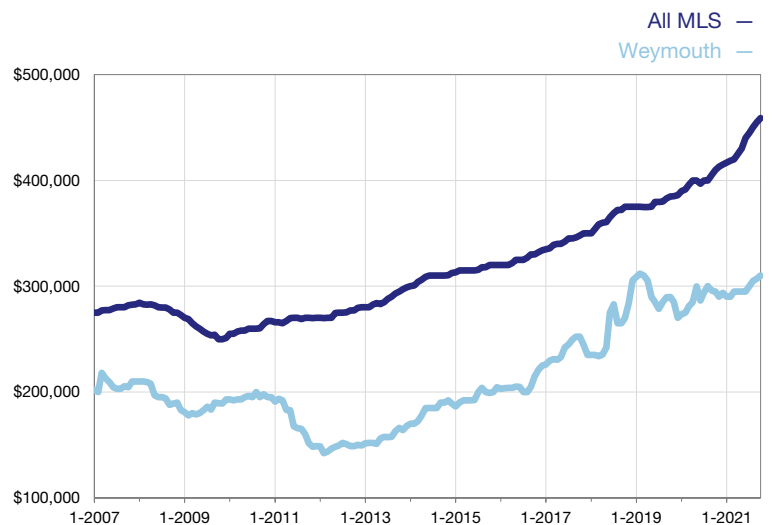
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



# Local Market Update – October 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Whitman

### Single-Family Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	11	10	- 9.1%	134	130	- 3.0%
Closed Sales	15	9	- 40.0%	131	127	- 3.1%
Median Sales Price*	\$425,000	<b>\$423,000</b>	- 0.5%	\$395,000	<b>\$433,000</b>	+ 9.6%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	0.9	0.5	- 44.4%	--	--	--
Cumulative Days on Market Until Sale	24	28	+ 16.7%	25	26	+ 4.0%
Percent of Original List Price Received*	99.6%	98.2%	- 1.4%	100.5%	104.0%	+ 3.5%
New Listings	10	9	- 10.0%	147	138	- 6.1%

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

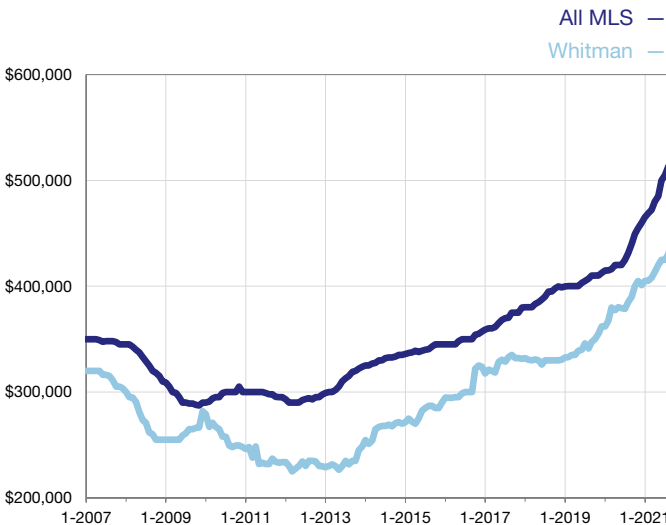
### Condominium Properties

Key Metrics	October			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	9	3	- 66.7%	77	48	- 37.7%
Closed Sales	4	12	+ 200.0%	46	62	+ 34.8%
Median Sales Price*	\$355,500	<b>\$337,500</b>	- 5.1%	\$319,450	<b>\$350,000</b>	+ 9.6%
Inventory of Homes for Sale	6	1	- 83.3%	--	--	--
Months Supply of Inventory	1.4	0.2	- 85.7%	--	--	--
Cumulative Days on Market Until Sale	45	37	- 17.8%	42	26	- 38.1%
Percent of Original List Price Received*	103.2%	104.6%	+ 1.4%	101.4%	103.5%	+ 2.1%
New Listings	5	3	- 40.0%	79	48	- 39.2%

\* 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

