

## Essex County

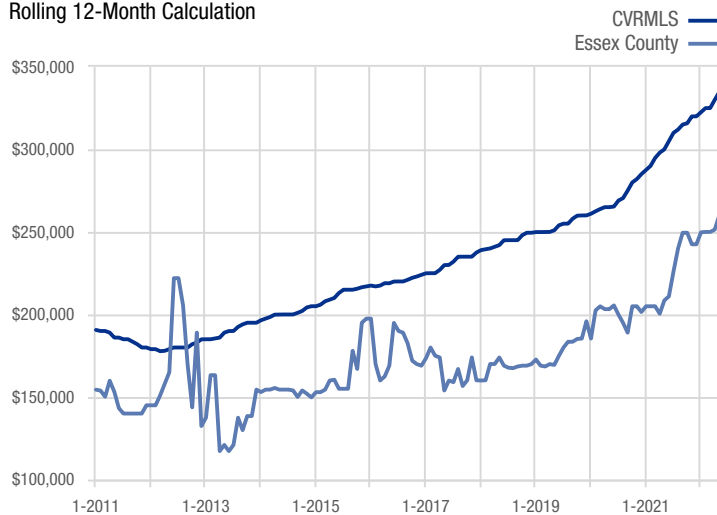
Single Family	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
<b>Key Metrics</b>						
New Listings	16	14	- 12.5%	48	56	+ 16.7%
Pending Sales	4	9	+ 125.0%	43	45	+ 4.7%
Closed Sales	10	12	+ 20.0%	48	47	- 2.1%
Days on Market Until Sale	22	35	+ 59.1%	52	58	+ 11.5%
Median Sales Price*	\$244,750	<b>\$267,450</b>	+ 9.3%	\$201,750	<b>\$265,000</b>	+ 31.4%
Average Sales Price*	\$309,535	<b>\$324,818</b>	+ 4.9%	\$246,181	<b>\$323,698</b>	+ 31.5%
Percent of Original List Price Received*	102.4%	<b>101.6%</b>	- 0.8%	96.6%	<b>97.7%</b>	+ 1.1%
Inventory of Homes for Sale	26	19	- 26.9%	—	—	—
Months Supply of Inventory	2.6	1.9	- 26.9%	—	—	—

Condo/Town	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
<b>Key Metrics</b>						
New Listings	0	0	0.0%	1	1	0.0%
Pending Sales	0	0	0.0%	2	1	- 50.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	55	4	- 92.7%
Median Sales Price*	—	—	—	\$260,000	<b>\$160,500</b>	- 38.3%
Average Sales Price*	—	—	—	\$260,000	<b>\$160,500</b>	- 38.3%
Percent of Original List Price Received*	—	—	—	96.3%	<b>94.5%</b>	- 1.9%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

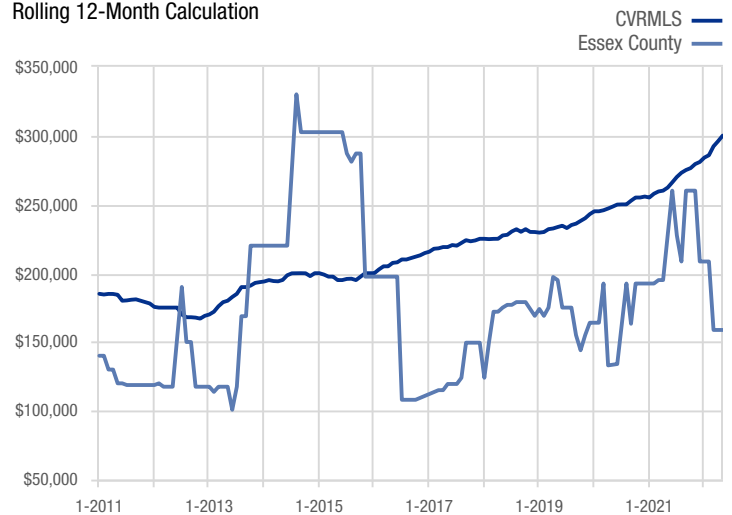
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Condo/Town

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.