

Local Market Update – December 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hamilton

Single-Family Properties

Key Metrics	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	10	5	- 50.0%	115	115	0.0%
Closed Sales	12	10	- 16.7%	109	122	+ 11.9%
Median Sales Price*	\$697,500	\$815,000	+ 16.8%	\$630,000	\$778,200	+ 23.5%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	46	27	- 41.3%	50	45	- 10.0%
Percent of Original List Price Received*	100.9%	100.2%	- 0.7%	99.4%	103.3%	+ 3.9%
New Listings	5	4	- 20.0%	131	127	- 3.1%

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

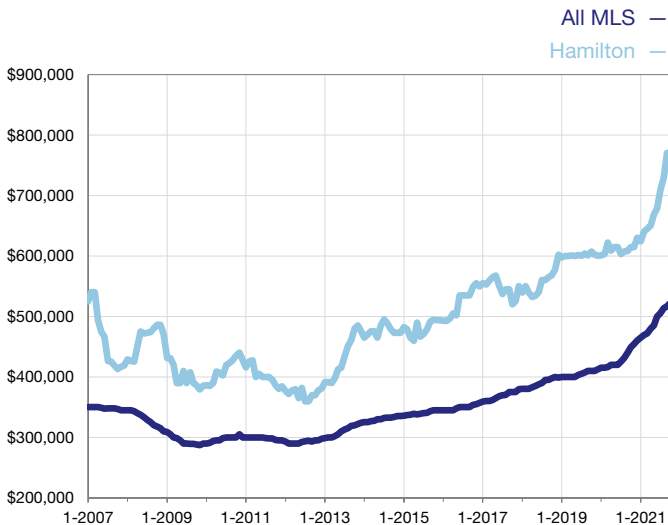
Condominium Properties

Key Metrics	December			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	2	0	- 100.0%	13	15	+ 15.4%
Closed Sales	1	2	+ 100.0%	16	21	+ 31.3%
Median Sales Price*	\$852,356	\$1,075,273	+ 26.2%	\$833,063	\$866,140	+ 4.0%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.4	0.5	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	197	372	+ 88.8%	74	73	- 1.4%
Percent of Original List Price Received*	107.9%	113.5%	+ 5.2%	105.3%	106.3%	+ 0.9%
New Listings	2	1	- 50.0%	12	18	+ 50.0%

* 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

