

# Local Market Update – June 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Woburn

### Single-Family Properties

Key Metrics	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	31	29	- 6.5%	153	131	- 14.4%
Closed Sales	36	20	- 44.4%	127	117	- 7.9%
Median Sales Price*	\$687,500	<b>\$712,500</b>	+ 3.6%	\$610,000	<b>\$675,000</b>	+ 10.7%
Inventory of Homes for Sale	21	18	- 14.3%	--	--	--
Months Supply of Inventory	0.9	0.8	- 11.1%	--	--	--
Cumulative Days on Market Until Sale	20	15	- 25.0%	24	25	+ 4.2%
Percent of Original List Price Received*	103.4%	<b>107.8%</b>	+ 4.3%	102.8%	<b>105.9%</b>	+ 3.0%
New Listings	31	37	+ 19.4%	165	150	- 9.1%

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

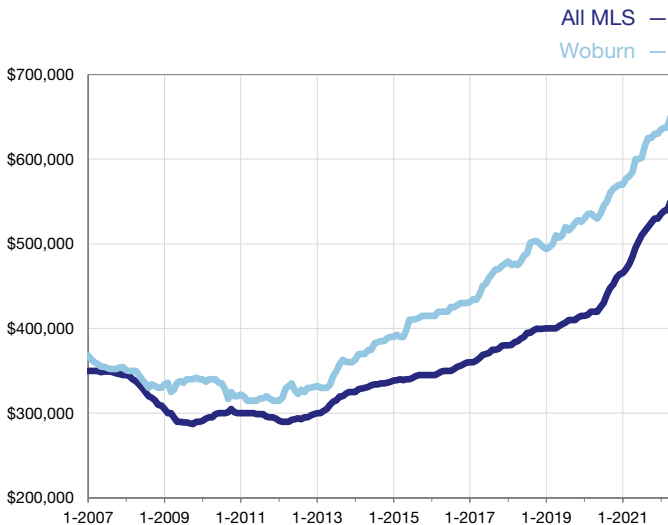
### Condominium Properties

Key Metrics	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	15	10	- 33.3%	91	55	- 39.6%
Closed Sales	23	17	- 26.1%	86	53	- 38.4%
Median Sales Price*	\$516,500	<b>\$485,000</b>	- 6.1%	\$532,500	<b>\$485,000</b>	- 8.9%
Inventory of Homes for Sale	12	10	- 16.7%	--	--	--
Months Supply of Inventory	0.9	1.0	+ 11.1%	--	--	--
Cumulative Days on Market Until Sale	33	16	- 51.5%	33	20	- 39.4%
Percent of Original List Price Received*	101.5%	<b>106.4%</b>	+ 4.8%	100.8%	<b>104.6%</b>	+ 3.8%
New Listings	14	16	+ 14.3%	90	66	- 26.7%

\* 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

