

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Abington

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	7	1	- 85.7%	147	139	- 5.4%
Closed Sales	14	9	- 35.7%	151	147	- 2.6%
Median Sales Price*	\$553,000	<b>\$510,000</b>	- 7.8%	\$500,000	<b>\$540,000</b>	+ 8.0%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	0.7	0.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	24	28	+ 16.7%	23	22	- 4.3%
Percent of Original List Price Received*	102.3%	95.8%	- 6.4%	102.8%	102.5%	- 0.3%
New Listings	4	1	- 75.0%	163	161	- 1.2%

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

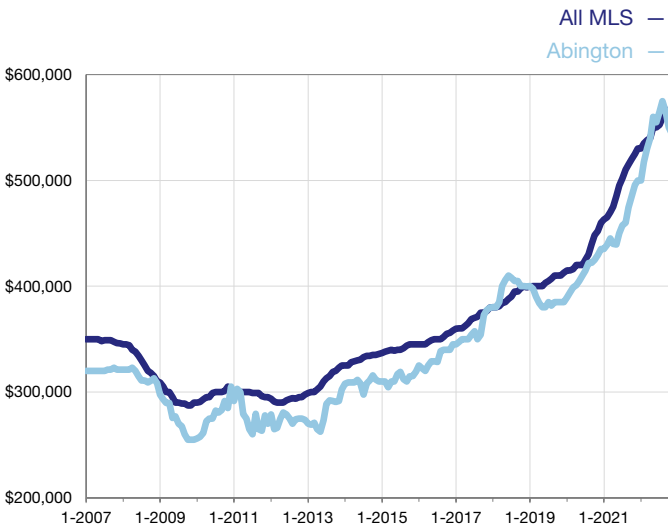
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	5	2	- 60.0%	53	37	- 30.2%
Closed Sales	4	4	0.0%	54	41	- 24.1%
Median Sales Price*	\$406,000	<b>\$245,000</b>	- 39.7%	\$360,000	<b>\$397,000</b>	+ 10.3%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	0.6	--	--	--	--
Cumulative Days on Market Until Sale	31	31	0.0%	24	22	- 8.3%
Percent of Original List Price Received*	99.8%	100.4%	+ 0.6%	101.7%	104.3%	+ 2.6%
New Listings	1	0	- 100.0%	54	45	- 16.7%

\* 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

