

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Avon

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	5	4	- 20.0%	61	60	- 1.6%
Closed Sales	6	5	- 16.7%	56	59	+ 5.4%
Median Sales Price*	\$455,000	<b>\$516,000</b>	+ 13.4%	\$450,000	<b>\$495,000</b>	+ 10.0%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	0.5	<b>0.2</b>	- 60.0%	--	--	--
Cumulative Days on Market Until Sale	34	<b>28</b>	- 17.6%	24	<b>24</b>	0.0%
Percent of Original List Price Received*	102.5%	<b>99.3%</b>	- 3.1%	102.6%	<b>102.9%</b>	+ 0.3%
New Listings	3	2	- 33.3%	62	67	+ 8.1%

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

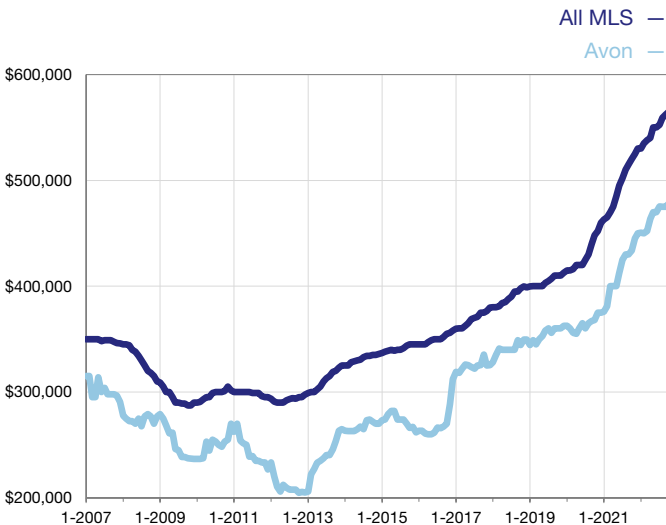
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	0	--	2	1	- 50.0%
Closed Sales	0	1	--	3	1	- 66.7%
Median Sales Price*	\$0	<b>\$630,000</b>	--	\$425,000	<b>\$630,000</b>	+ 48.2%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	<b>0.0</b>	--	--	--	--
Cumulative Days on Market Until Sale	0	<b>15</b>	--	29	<b>15</b>	- 48.3%
Percent of Original List Price Received*	0.0%	<b>98.5%</b>	--	101.6%	<b>98.5%</b>	- 3.1%
New Listings	0	0	--	2	1	- 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

