

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Ayer

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	4	5	+ 25.0%	76	70	- 7.9%
Closed Sales	9	9	0.0%	79	72	- 8.9%
Median Sales Price*	\$505,000	<b>\$495,000</b>	- 2.0%	\$449,900	<b>\$614,500</b>	+ 36.6%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	0.3	0.5	+ 66.7%	--	--	--
Cumulative Days on Market Until Sale	33	27	- 18.2%	32	30	- 6.3%
Percent of Original List Price Received*	103.7%	<b>102.1%</b>	- 1.5%	102.2%	<b>101.5%</b>	- 0.7%
New Listings	1	1	0.0%	85	95	+ 11.8%

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

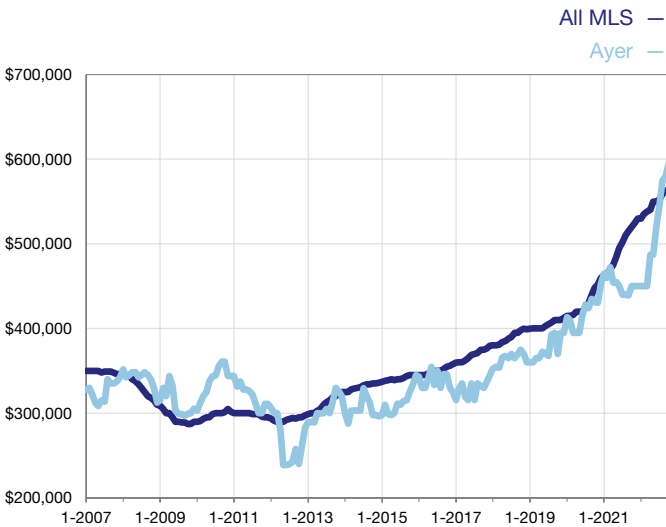
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	3	5	+ 66.7%	38	34	- 10.5%
Closed Sales	4	6	+ 50.0%	46	34	- 26.1%
Median Sales Price*	\$487,500	<b>\$280,000</b>	- 42.6%	\$405,000	<b>\$377,050</b>	- 6.9%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	0.9	0.3	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	48	73	+ 52.1%	18	27	+ 50.0%
Percent of Original List Price Received*	97.6%	<b>95.9%</b>	- 1.7%	103.1%	<b>101.8%</b>	- 1.3%
New Listings	3	3	0.0%	43	35	- 18.6%

\* 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

