

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Everett

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	5	5	0.0%	118	77	- 34.7%
Closed Sales	9	9	0.0%	120	82	- 31.7%
Median Sales Price*	\$530,000	\$545,000	+ 2.8%	\$547,500	\$597,000	+ 9.0%
Inventory of Homes for Sale	7	9	+ 28.6%	--	--	--
Months Supply of Inventory	0.7	1.4	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	19	29	+ 52.6%	28	27	- 3.6%
Percent of Original List Price Received*	101.9%	95.0%	- 6.8%	102.8%	101.8%	- 1.0%
New Listings	3	0	- 100.0%	133	106	- 20.3%

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

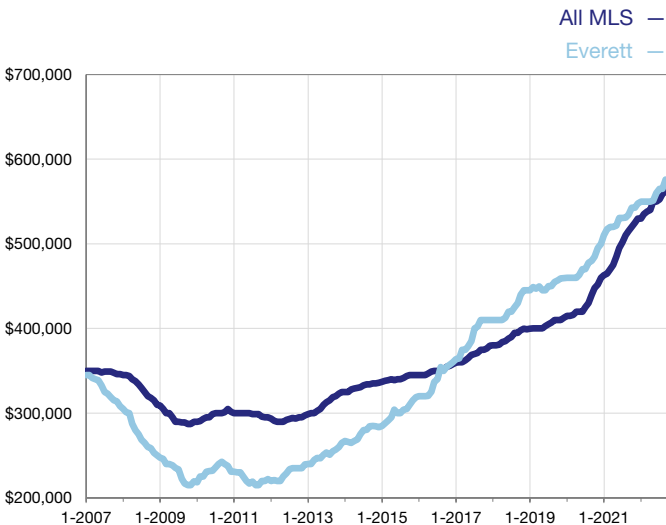
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	8	3	- 62.5%	109	64	- 41.3%
Closed Sales	2	3	+ 50.0%	107	73	- 31.8%
Median Sales Price*	\$408,500	\$415,000	+ 1.6%	\$420,000	\$426,000	+ 1.4%
Inventory of Homes for Sale	19	4	- 78.9%	--	--	--
Months Supply of Inventory	2.1	0.8	- 61.9%	--	--	--
Cumulative Days on Market Until Sale	17	46	+ 170.6%	46	42	- 8.7%
Percent of Original List Price Received*	104.6%	96.2%	- 8.0%	98.6%	99.6%	+ 1.0%
New Listings	4	3	- 25.0%	142	68	- 52.1%

* 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

