

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hanson

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	5	6	+ 20.0%	100	81	- 19.0%
Closed Sales	11	9	- 18.2%	109	81	- 25.7%
Median Sales Price*	\$500,000	<b>\$450,000</b>	- 10.0%	\$485,000	<b>\$510,000</b>	+ 5.2%
Inventory of Homes for Sale	7	7	0.0%	--	--	--
Months Supply of Inventory	0.8	1.0	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	39	101	+ 159.0%	24	36	+ 50.0%
Percent of Original List Price Received*	102.1%	92.0%	- 9.9%	104.0%	100.9%	- 3.0%
New Listings	7	2	- 71.4%	113	91	- 19.5%

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

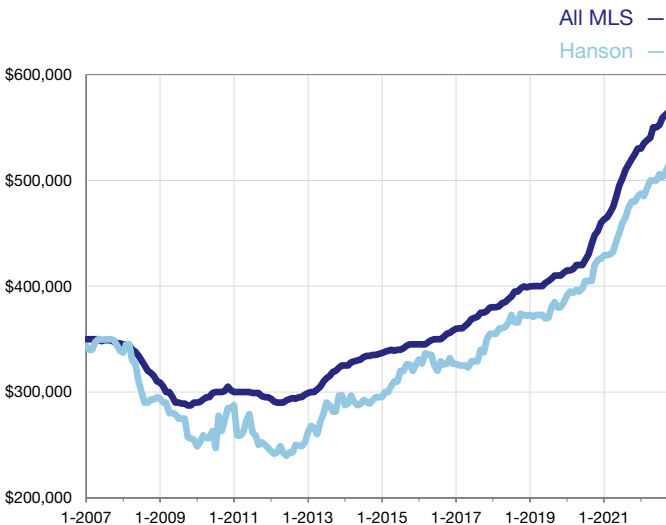
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	2	1	- 50.0%	23	27	+ 17.4%
Closed Sales	2	1	- 50.0%	21	28	+ 33.3%
Median Sales Price*	\$447,000	<b>\$662,500</b>	+ 48.2%	\$440,548	<b>\$476,250</b>	+ 8.1%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.5	0.4	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	19	30	+ 57.9%	24	20	- 16.7%
Percent of Original List Price Received*	100.4%	98.9%	- 1.5%	101.7%	102.5%	+ 0.8%
New Listings	1	0	- 100.0%	25	30	+ 20.0%

\* 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

