

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Kingston

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	9	12	+ 33.3%	150	134	- 10.7%
Closed Sales	17	8	- 52.9%	160	130	- 18.8%
Median Sales Price*	\$475,000	\$569,500	+ 19.9%	\$600,000	\$620,000	+ 3.3%
Inventory of Homes for Sale	20	20	0.0%	--	--	--
Months Supply of Inventory	1.6	1.8	+ 12.5%	--	--	--
Cumulative Days on Market Until Sale	25	30	+ 20.0%	36	37	+ 2.8%
Percent of Original List Price Received*	102.9%	95.7%	- 7.0%	102.9%	100.2%	- 2.6%
New Listings	9	7	- 22.2%	185	162	- 12.4%

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

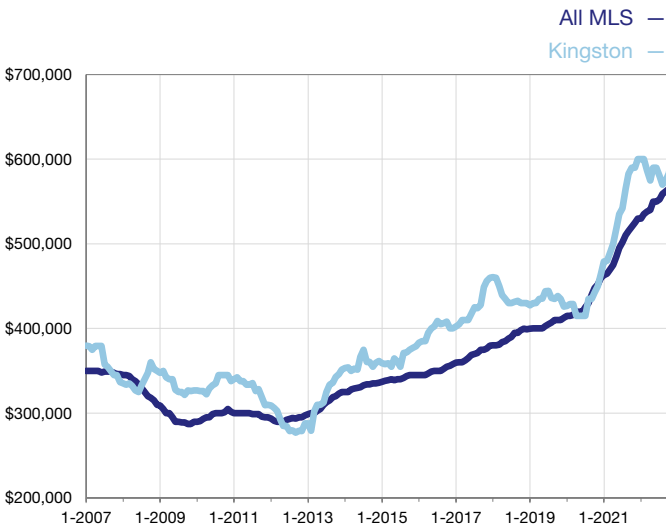
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	2	--	10	12	+ 20.0%
Closed Sales	1	0	- 100.0%	10	10	0.0%
Median Sales Price*	\$429,900	\$0	- 100.0%	\$343,500	\$373,750	+ 8.8%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.2	--	--	--	--
Cumulative Days on Market Until Sale	19	0	- 100.0%	47	16	- 66.0%
Percent of Original List Price Received*	100.0%	0.0%	- 100.0%	106.1%	103.0%	- 2.9%
New Listings	0	3	--	11	18	+ 63.6%

\* 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

