

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Mattapoissett

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	7	7	0.0%	81	77	- 4.9%
Closed Sales	6	2	- 66.7%	92	79	- 14.1%
Median Sales Price*	\$425,000	\$455,000	+ 7.1%	\$629,450	\$699,000	+ 11.0%
Inventory of Homes for Sale	27	22	- 18.5%	--	--	--
Months Supply of Inventory	4.0	3.4	- 15.0%	--	--	--
Cumulative Days on Market Until Sale	40	77	+ 92.5%	50	53	+ 6.0%
Percent of Original List Price Received*	92.4%	103.3%	+ 11.8%	99.1%	96.2%	- 2.9%
New Listings	6	3	- 50.0%	108	104	- 3.7%

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

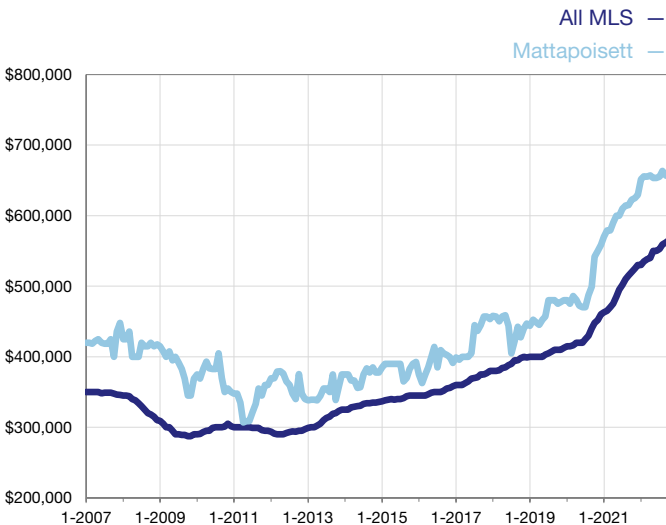
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	0	--	7	4	- 42.9%
Closed Sales	1	0	- 100.0%	7	4	- 42.9%
Median Sales Price*	\$320,000	\$0	- 100.0%	\$490,000	\$552,000	+ 12.7%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.9	3.0	+ 233.3%	--	--	--
Cumulative Days on Market Until Sale	7	0	- 100.0%	29	55	+ 89.7%
Percent of Original List Price Received*	100.0%	0.0%	- 100.0%	100.0%	95.4%	- 4.6%
New Listings	0	1	--	7	7	0.0%

* 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

