

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Southampton

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	3	3	0.0%	56	67	+ 19.6%
Closed Sales	10	3	- 70.0%	56	69	+ 23.2%
Median Sales Price*	\$445,000	\$405,000	- 9.0%	\$417,500	\$465,000	+ 11.4%
Inventory of Homes for Sale	6	7	+ 16.7%	--	--	--
Months Supply of Inventory	1.3	1.3	0.0%	--	--	--
Cumulative Days on Market Until Sale	31	25	- 19.4%	44	35	- 20.5%
Percent of Original List Price Received*	107.0%	100.6%	- 6.0%	101.2%	101.1%	- 0.1%
New Listings	3	1	- 66.7%	67	74	+ 10.4%

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

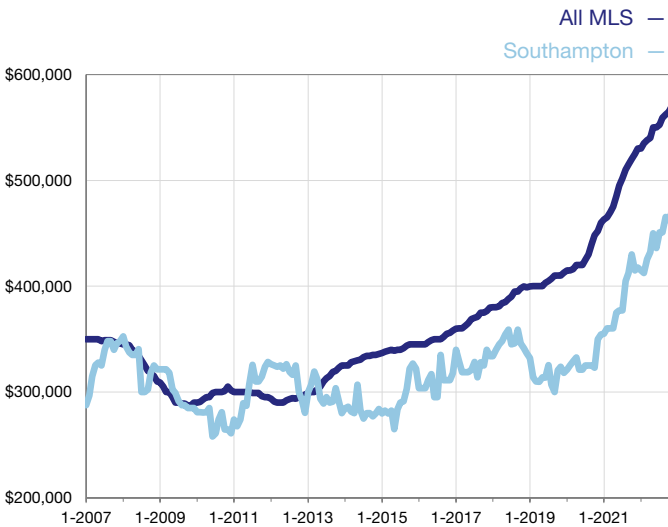
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	0	- 100.0%	6	2	- 66.7%
Closed Sales	0	0	--	5	2	- 60.0%
Median Sales Price*	\$0	\$0	--	\$210,000	\$288,750	+ 37.5%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	76	32	- 57.9%
Percent of Original List Price Received*	0.0%	0.0%	--	94.9%	107.6%	+ 13.4%
New Listings	0	0	--	4	3	- 25.0%

* 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

