

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Tyngsborough

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	8	5	- 37.5%	128	81	- 36.7%
Closed Sales	4	5	+ 25.0%	127	87	- 31.5%
Median Sales Price*	\$611,000	<b>\$490,000</b>	- 19.8%	\$550,000	<b>\$650,000</b>	+ 18.2%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--
Months Supply of Inventory	0.5	1.3	+ 160.0%	--	--	--
Cumulative Days on Market Until Sale	27	27	0.0%	26	25	- 3.8%
Percent of Original List Price Received*	102.6%	<b>103.7%</b>	+ 1.1%	104.1%	<b>103.5%</b>	- 0.6%
New Listings	2	6	+ 200.0%	141	94	- 33.3%

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

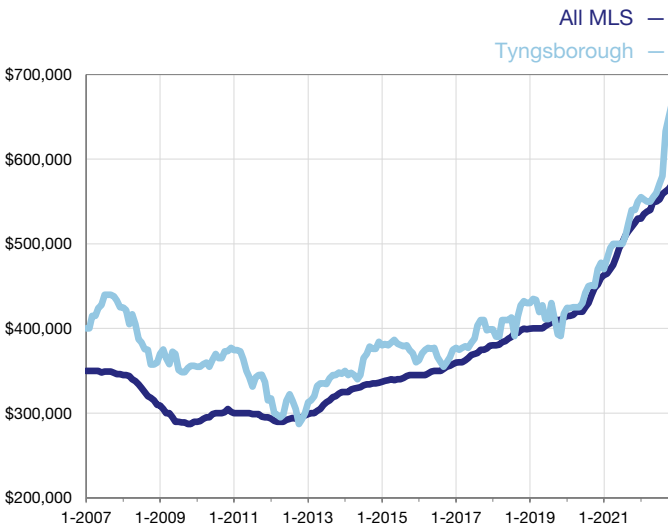
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	5	4	- 20.0%	60	47	- 21.7%
Closed Sales	8	0	- 100.0%	58	44	- 24.1%
Median Sales Price*	\$327,000	<b>\$0</b>	- 100.0%	\$325,750	<b>\$353,000</b>	+ 8.4%
Inventory of Homes for Sale	0	5	--	--	--	--
Months Supply of Inventory	0.0	1.3	--	--	--	--
Cumulative Days on Market Until Sale	36	0	- 100.0%	20	16	- 20.0%
Percent of Original List Price Received*	99.2%	<b>0.0%</b>	- 100.0%	105.4%	<b>105.6%</b>	+ 0.2%
New Listings	1	5	+ 400.0%	60	55	- 8.3%

\* 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

