

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Waterfront

Single-Family Properties

| Key Metrics | December | | | Year to Date | | |
|--|----------|------|-------|--------------|------|-------|
| | 2021 | 2022 | + / - | 2021 | 2022 | + / - |
| Pending Sales | 0 | 0 | -- | 0 | 0 | -- |
| Closed Sales | 0 | 0 | -- | 0 | 0 | -- |
| Median Sales Price* | \$0 | \$0 | -- | \$0 | \$0 | -- |
| Inventory of Homes for Sale | 0 | 0 | -- | -- | -- | -- |
| Months Supply of Inventory | 0.0 | 0.0 | -- | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 0 | -- | 0 | 0 | -- |
| Percent of Original List Price Received* | 0.0% | 0.0% | -- | 0.0% | 0.0% | -- |
| New Listings | 0 | 0 | -- | 0 | 1 | -- |

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

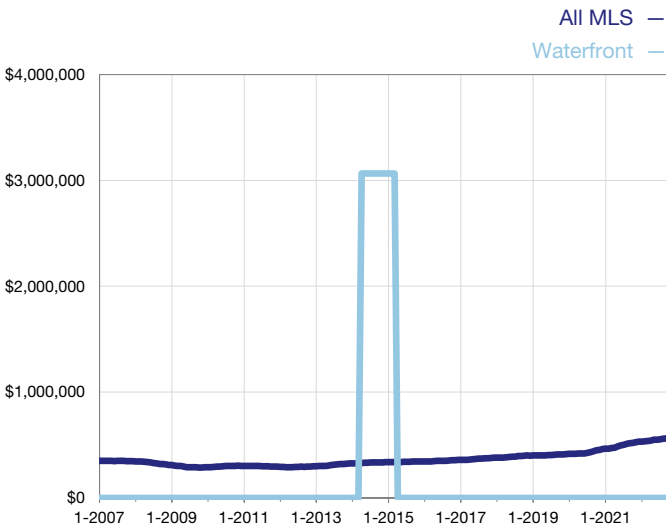
Condominium Properties

| Key Metrics | December | | | Year to Date | | |
|--|-------------|-----------|---------|--------------|-------------|---------|
| | 2021 | 2022 | + / - | 2021 | 2022 | + / - |
| Pending Sales | 11 | 4 | - 63.6% | 161 | 118 | - 26.7% |
| Closed Sales | 11 | 11 | 0.0% | 160 | 124 | - 22.5% |
| Median Sales Price* | \$1,200,000 | \$950,000 | - 20.8% | \$1,150,000 | \$1,240,000 | + 7.8% |
| Inventory of Homes for Sale | 36 | 17 | - 52.8% | -- | -- | -- |
| Months Supply of Inventory | 2.7 | 1.7 | - 37.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 88 | 112 | + 27.3% | 88 | 71 | - 19.3% |
| Percent of Original List Price Received* | 95.6% | 90.8% | - 5.0% | 94.7% | 95.1% | + 0.4% |
| New Listings | 5 | 2 | - 60.0% | 229 | 178 | - 22.3% |

* 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

