

Local Market Update – January 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Amesbury

Single-Family Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	7	+ 75.0%	4	7	+ 75.0%
Closed Sales	6	8	+ 33.3%	6	8	+ 33.3%
Median Sales Price*	\$545,000	\$514,750	- 5.6%	\$545,000	\$514,750	- 5.6%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	0.7	0.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	18	71	+ 294.4%	18	71	+ 294.4%
Percent of Original List Price Received*	107.5%	94.6%	- 12.0%	107.5%	94.6%	- 12.0%
New Listings	6	7	+ 16.7%	6	7	+ 16.7%

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

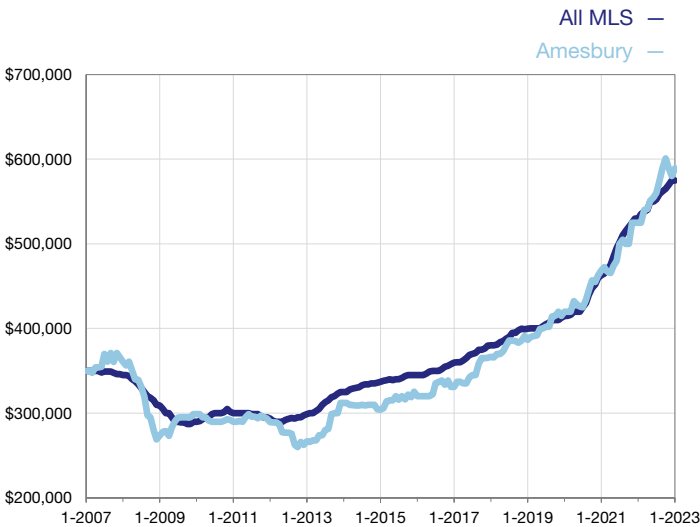
Condominium Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	8	+ 60.0%	5	8	+ 60.0%
Closed Sales	10	10	0.0%	10	10	0.0%
Median Sales Price*	\$387,500	\$404,500	+ 4.4%	\$387,500	\$404,500	+ 4.4%
Inventory of Homes for Sale	14	8	- 42.9%	--	--	--
Months Supply of Inventory	1.0	0.8	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	32	140	+ 337.5%	32	140	+ 337.5%
Percent of Original List Price Received*	103.2%	100.5%	- 2.6%	103.2%	100.5%	- 2.6%
New Listings	10	9	- 10.0%	10	9	- 10.0%

* 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

