

Local Market Update – January 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hanson

Single-Family Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	5	0.0%	5	5	0.0%
Closed Sales	7	4	- 42.9%	7	4	- 42.9%
Median Sales Price*	\$433,000	\$512,500	+ 18.4%	\$433,000	\$512,500	+ 18.4%
Inventory of Homes for Sale	7	4	- 42.9%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	29	33	+ 13.8%	29	33	+ 13.8%
Percent of Original List Price Received*	99.7%	95.6%	- 4.1%	99.7%	95.6%	- 4.1%
New Listings	5	3	- 40.0%	5	3	- 40.0%

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

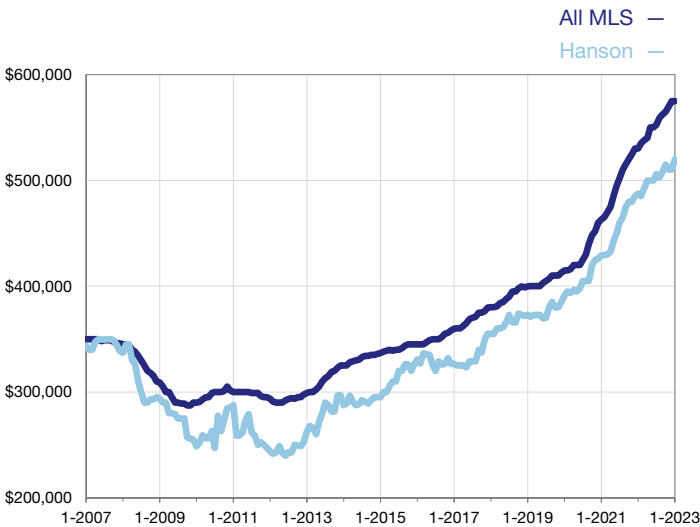
Condominium Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	1	0.0%	1	1	0.0%
Closed Sales	2	0	- 100.0%	2	0	- 100.0%
Median Sales Price*	\$462,000	\$0	- 100.0%	\$462,000	\$0	- 100.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	27	0	- 100.0%	27	0	- 100.0%
Percent of Original List Price Received*	100.3%	0.0%	- 100.0%	100.3%	0.0%	- 100.0%
New Listings	2	0	- 100.0%	2	0	- 100.0%

* 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

