

Local Market Update – January 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Scituate

Single-Family Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	7	0.0%	7	7	0.0%
Closed Sales	14	5	- 64.3%	14	5	- 64.3%
Median Sales Price*	\$860,000	\$960,000	+ 11.6%	\$860,000	\$960,000	+ 11.6%
Inventory of Homes for Sale	19	22	+ 15.8%	--	--	--
Months Supply of Inventory	0.9	1.2	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	46	36	- 21.7%	46	36	- 21.7%
Percent of Original List Price Received*	102.4%	96.4%	- 5.9%	102.4%	96.4%	- 5.9%
New Listings	9	16	+ 77.8%	9	16	+ 77.8%

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

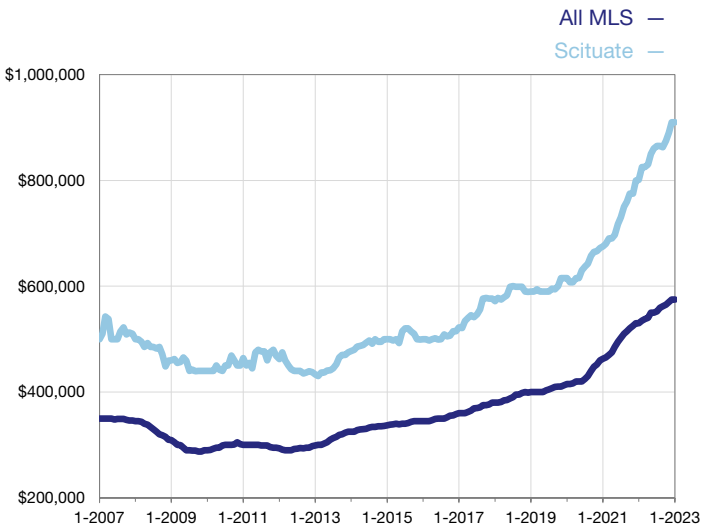
Condominium Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	5	0.0%	5	5	0.0%
Closed Sales	6	2	- 66.7%	6	2	- 66.7%
Median Sales Price*	\$691,843	\$681,500	- 1.5%	\$691,843	\$681,500	- 1.5%
Inventory of Homes for Sale	21	10	- 52.4%	--	--	--
Months Supply of Inventory	3.2	2.0	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	41	73	+ 78.0%	41	73	+ 78.0%
Percent of Original List Price Received*	107.8%	99.4%	- 7.8%	107.8%	99.4%	- 7.8%
New Listings	6	5	- 16.7%	6	5	- 16.7%

* 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

