

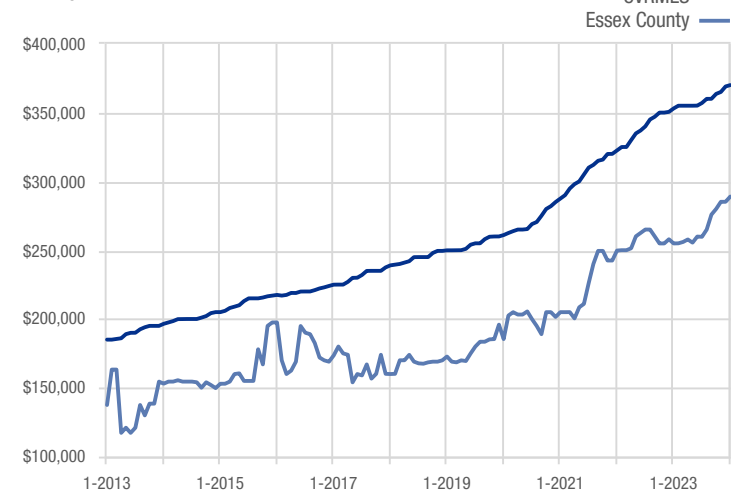
Essex County

Single Family	January			Year to Date		
Key Metrics	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
New Listings	8	5	- 37.5%	8	5	- 37.5%
Pending Sales	10	4	- 60.0%	10	4	- 60.0%
Closed Sales	6	1	- 83.3%	6	1	- 83.3%
Days on Market Until Sale	19	7	- 63.2%	19	7	- 63.2%
Median Sales Price*	\$199,975	\$289,000	+ 44.5%	\$199,975	\$289,000	+ 44.5%
Average Sales Price*	\$314,092	\$289,000	- 8.0%	\$314,092	\$289,000	- 8.0%
Percent of Original List Price Received*	93.9%	100.0%	+ 6.5%	93.9%	100.0%	+ 6.5%
Inventory of Homes for Sale	16	30	+ 87.5%	—	—	—
Months Supply of Inventory	1.9	4.4	+ 131.6%	—	—	—

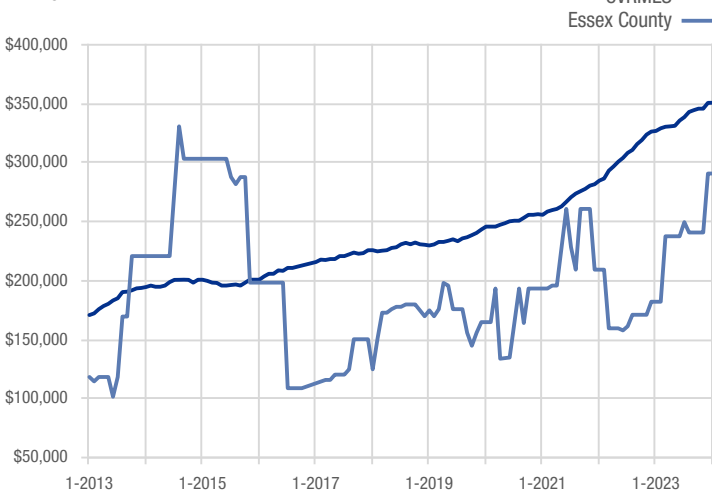
Condo/Town	January			Year to Date		
Key Metrics	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of Original List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single-Family
Rolling 12-Month Calculation



Median Sales Price - Condo/Town
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.