

# Local Market Update – August 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Amesbury

### Single-Family Properties

Key Metrics	August			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	13	21	+ 61.5%	106	98	- 7.5%
Closed Sales	20	14	- 30.0%	100	86	- 14.0%
Median Sales Price*	\$527,500	<b>\$688,500</b>	+ 30.5%	\$513,750	<b>\$578,500</b>	+ 12.6%
Inventory of Homes for Sale	12	14	+ 16.7%	--	--	--
Months Supply of Inventory	0.8	1.3	+ 62.5%	--	--	--
Cumulative Days on Market Until Sale	22	26	+ 18.2%	23	20	- 13.0%
Percent of Original List Price Received*	104.5%	<b>103.2%</b>	- 1.2%	105.5%	<b>107.5%</b>	+ 1.9%
New Listings	7	19	+ 171.4%	114	118	+ 3.5%

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

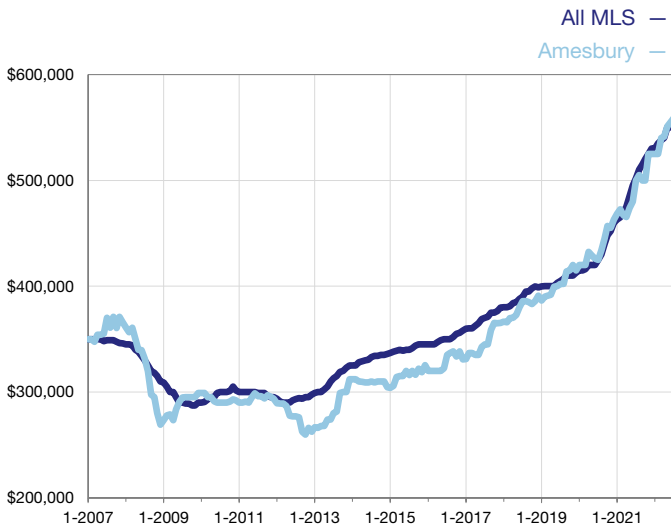
### Condominium Properties

Key Metrics	August			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	13	15	+ 15.4%	140	87	- 37.9%
Closed Sales	11	13	+ 18.2%	110	92	- 16.4%
Median Sales Price*	\$420,000	<b>\$435,000</b>	+ 3.6%	\$334,950	<b>\$380,000</b>	+ 13.4%
Inventory of Homes for Sale	17	10	- 41.2%	--	--	--
Months Supply of Inventory	1.1	1.0	- 9.1%	--	--	--
Cumulative Days on Market Until Sale	53	31	- 41.5%	38	34	- 10.5%
Percent of Original List Price Received*	102.9%	<b>104.4%</b>	+ 1.5%	102.2%	<b>104.4%</b>	+ 2.2%
New Listings	10	14	+ 40.0%	146	99	- 32.2%

\* 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

