

Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Amesbury

Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	6	10	+ 66.7%	132	126	- 4.5%
Closed Sales	9	12	+ 33.3%	134	124	- 7.5%
Median Sales Price*	\$525,000	\$505,000	- 3.8%	\$515,000	\$584,500	+ 13.5%
Inventory of Homes for Sale	9	13	+ 44.4%	--	--	--
Months Supply of Inventory	0.8	1.2	+ 50.0%	--	--	--
Cumulative Days on Market Until Sale	31	25	- 19.4%	23	23	0.0%
Percent of Original List Price Received*	105.5%	97.4%	- 7.7%	105.5%	105.6%	+ 0.1%
New Listings	5	10	+ 100.0%	143	152	+ 6.3%

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

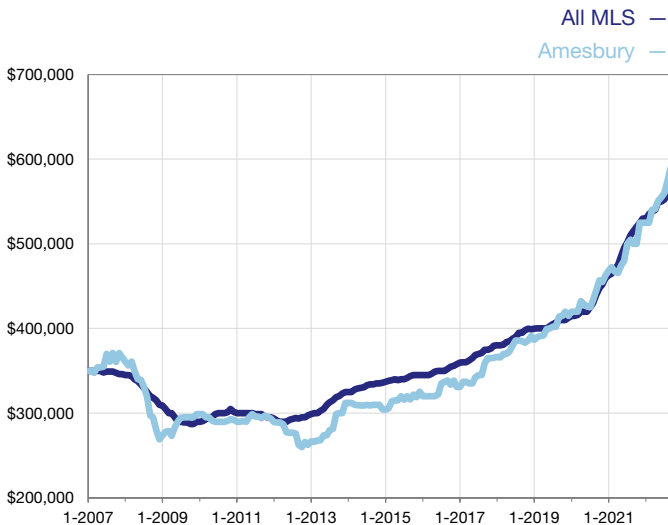
Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	15	8	- 46.7%	172	111	- 35.5%
Closed Sales	12	10	- 16.7%	144	125	- 13.2%
Median Sales Price*	\$470,000	\$355,000	- 24.5%	\$365,950	\$405,163	+ 10.7%
Inventory of Homes for Sale	13	14	+ 7.7%	--	--	--
Months Supply of Inventory	0.9	1.4	+ 55.6%	--	--	--
Cumulative Days on Market Until Sale	24	22	- 8.3%	37	36	- 2.7%
Percent of Original List Price Received*	101.7%	104.9%	+ 3.1%	102.1%	104.1%	+ 2.0%
New Listings	7	8	+ 14.3%	180	132	- 26.7%

* 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

