

# Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Lunenburg

### Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	10	15	+ 50.0%	153	136	- 11.1%
Closed Sales	23	14	- 39.1%	153	132	- 13.7%
Median Sales Price*	\$581,900	<b>\$394,000</b>	- 32.3%	\$405,000	<b>\$462,500</b>	+ 14.2%
Inventory of Homes for Sale	19	21	+ 10.5%	--	--	--
Months Supply of Inventory	1.4	1.8	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	32	21	- 34.4%	28	27	- 3.6%
Percent of Original List Price Received*	98.9%	98.6%	- 0.3%	102.3%	100.7%	- 1.6%
New Listings	5	12	+ 140.0%	181	169	- 6.6%

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

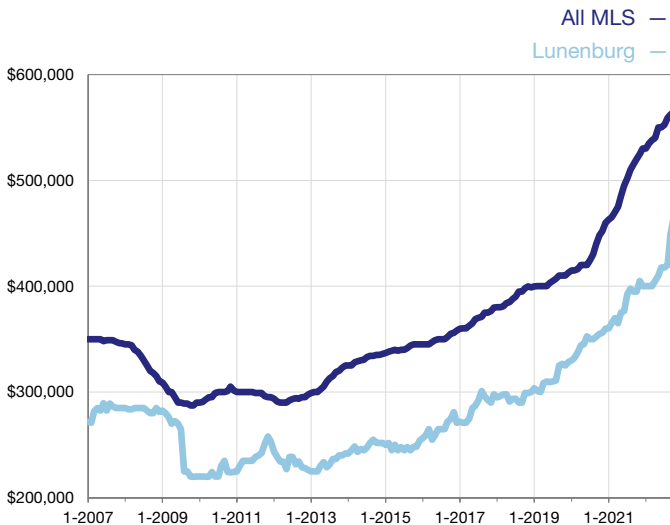
### Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	1	0.0%	7	9	+ 28.6%
Closed Sales	1	1	0.0%	6	8	+ 33.3%
Median Sales Price*	\$410,000	<b>\$385,000</b>	- 6.1%	\$367,450	<b>\$447,000</b>	+ 21.6%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.9	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	7	22	+ 214.3%	28	33	+ 17.9%
Percent of Original List Price Received*	107.9%	101.3%	- 6.1%	101.7%	97.2%	- 4.4%
New Listings	2	0	- 100.0%	7	10	+ 42.9%

\* 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

