

Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lynn

Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	43	43	0.0%	489	421	- 13.9%
Closed Sales	39	32	- 17.9%	484	409	- 15.5%
Median Sales Price*	\$469,900	\$495,595	+ 5.5%	\$470,000	\$510,100	+ 8.5%
Inventory of Homes for Sale	59	32	- 45.8%	--	--	--
Months Supply of Inventory	1.3	0.8	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	30	27	- 10.0%	23	25	+ 8.7%
Percent of Original List Price Received*	104.7%	100.8%	- 3.7%	105.6%	104.3%	- 1.2%
New Listings	48	31	- 35.4%	574	499	- 13.1%

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

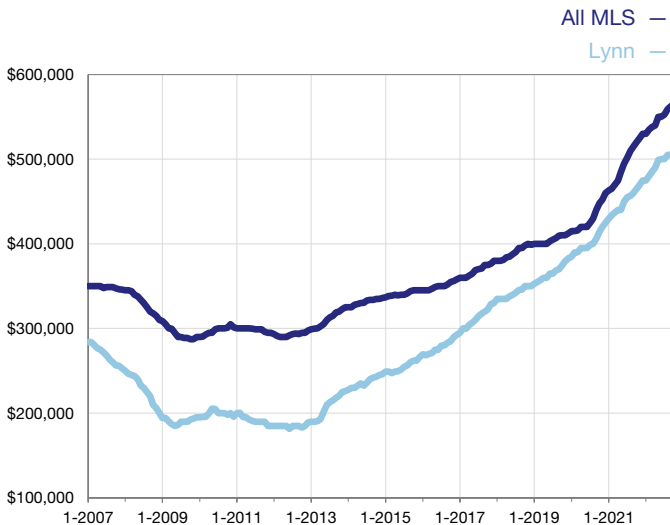
Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	16	14	- 12.5%	201	163	- 18.9%
Closed Sales	21	10	- 52.4%	206	169	- 18.0%
Median Sales Price*	\$330,000	\$322,500	- 2.3%	\$300,000	\$340,000	+ 13.3%
Inventory of Homes for Sale	45	9	- 80.0%	--	--	--
Months Supply of Inventory	2.5	0.6	- 76.0%	--	--	--
Cumulative Days on Market Until Sale	61	61	0.0%	44	41	- 6.8%
Percent of Original List Price Received*	96.2%	98.9%	+ 2.8%	98.8%	102.1%	+ 3.3%
New Listings	24	11	- 54.2%	279	158	- 43.4%

* 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

