

# Local Market Update – February 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Haverhill

### Single-Family Properties

Key Metrics	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	21	19	- 9.5%	40	37	- 7.5%
Closed Sales	21	15	- 28.6%	53	27	- 49.1%
Median Sales Price*	\$470,000	<b>\$495,000</b>	+ 5.3%	\$475,000	<b>\$490,000</b>	+ 3.2%
Inventory of Homes for Sale	24	17	- 29.2%	--	--	--
Months Supply of Inventory	0.6	<b>0.6</b>	0.0%	--	--	--
Cumulative Days on Market Until Sale	32	<b>48</b>	+ 50.0%	29	<b>36</b>	+ 24.1%
Percent of Original List Price Received*	101.1%	<b>95.5%</b>	- 5.5%	102.5%	<b>96.7%</b>	- 5.7%
New Listings	30	15	- 50.0%	50	32	- 36.0%

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

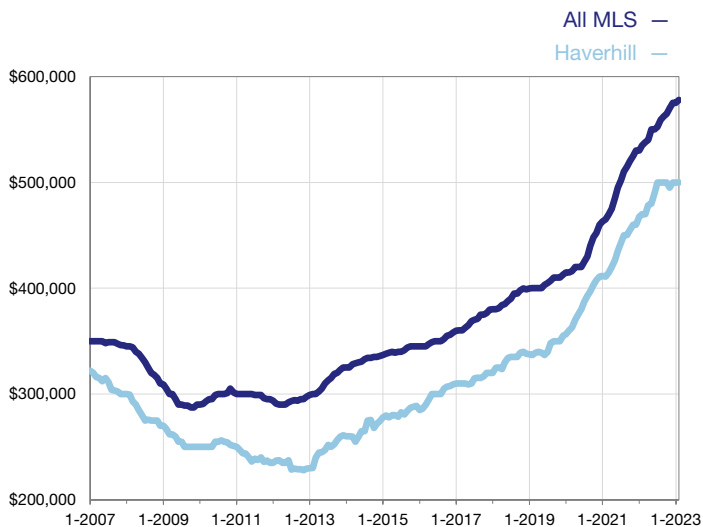
### Condominium Properties

Key Metrics	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	18	20	+ 11.1%	41	33	- 19.5%
Closed Sales	19	15	- 21.1%	42	37	- 11.9%
Median Sales Price*	\$304,900	<b>\$375,000</b>	+ 23.0%	\$352,500	<b>\$350,000</b>	- 0.7%
Inventory of Homes for Sale	10	10	0.0%	--	--	--
Months Supply of Inventory	0.3	<b>0.5</b>	+ 66.7%	--	--	--
Cumulative Days on Market Until Sale	23	19	- 17.4%	22	<b>24</b>	+ 9.1%
Percent of Original List Price Received*	102.9%	<b>101.2%</b>	- 1.7%	102.6%	<b>99.8%</b>	- 2.7%
New Listings	17	14	- 17.6%	36	34	- 5.6%

\* 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

