

Local Market Update – March 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lynn

Single-Family Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	37	29	- 21.6%	82	72	- 12.2%
Closed Sales	29	22	- 24.1%	92	69	- 25.0%
Median Sales Price*	\$536,000	\$533,000	- 0.6%	\$500,000	\$525,000	+ 5.0%
Inventory of Homes for Sale	44	21	- 52.3%	--	--	--
Months Supply of Inventory	1.0	0.6	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	24	39	+ 62.5%	32	37	+ 15.6%
Percent of Original List Price Received*	107.2%	99.6%	- 7.1%	103.5%	99.4%	- 4.0%
New Listings	50	24	- 52.0%	106	77	- 27.4%

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

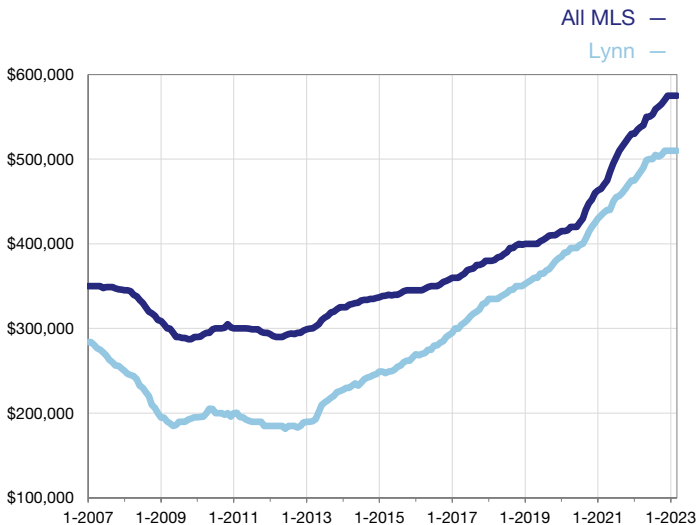
Condominium Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	15	10	- 33.3%	52	31	- 40.4%
Closed Sales	16	14	- 12.5%	49	27	- 44.9%
Median Sales Price*	\$293,500	\$347,500	+ 18.4%	\$345,000	\$340,000	- 1.4%
Inventory of Homes for Sale	25	14	- 44.0%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--
Cumulative Days on Market Until Sale	56	30	- 46.4%	55	30	- 45.5%
Percent of Original List Price Received*	101.9%	98.9%	- 2.9%	99.3%	99.9%	+ 0.6%
New Listings	22	13	- 40.9%	45	36	- 20.0%

* 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

