

# Local Market Update – April 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Everett

### Single-Family Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	6	+ 200.0%	15	23	+ 53.3%
Closed Sales	7	9	+ 28.6%	22	18	- 18.2%
Median Sales Price*	\$630,000	<b>\$600,000</b>	- 4.8%	\$607,000	<b>\$595,000</b>	- 2.0%
Inventory of Homes for Sale	11	1	- 90.9%	--	--	--
Months Supply of Inventory	1.5	0.1	- 93.3%	--	--	--
Cumulative Days on Market Until Sale	11	57	+ 418.2%	24	67	+ 179.2%
Percent of Original List Price Received*	109.6%	100.0%	- 8.8%	103.4%	96.8%	- 6.4%
New Listings	10	5	- 50.0%	24	20	- 16.7%

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

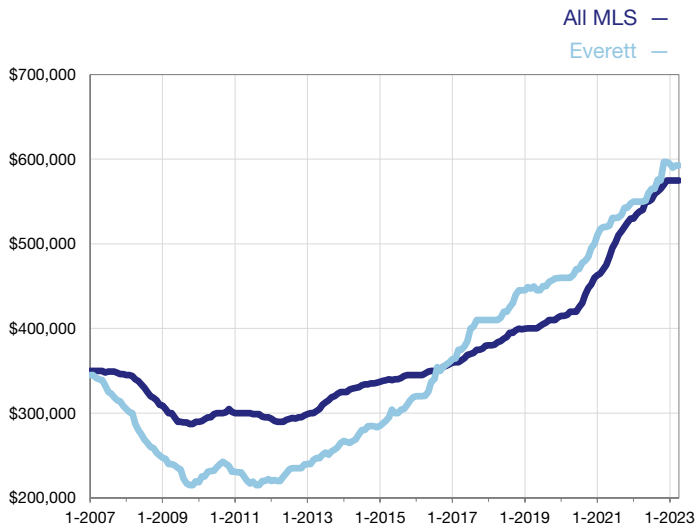
### Condominium Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	5	- 28.6%	27	19	- 29.6%
Closed Sales	7	1	- 85.7%	34	14	- 58.8%
Median Sales Price*	\$470,000	<b>\$617,000</b>	+ 31.3%	\$440,000	<b>\$357,194</b>	- 18.8%
Inventory of Homes for Sale	16	0	- 100.0%	--	--	--
Months Supply of Inventory	2.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	15	105	+ 600.0%	39	40	+ 2.6%
Percent of Original List Price Received*	105.8%	94.9%	- 10.3%	100.9%	99.7%	- 1.2%
New Listings	6	1	- 83.3%	31	14	- 54.8%

\* 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

