

Local Market Update – April 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Southampton

Single-Family Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	6	+ 50.0%	14	13	- 7.1%
Closed Sales	6	1	- 83.3%	15	9	- 40.0%
Median Sales Price*	\$535,000	\$242,500	- 54.7%	\$450,000	\$425,000	- 5.6%
Inventory of Homes for Sale	10	3	- 70.0%	--	--	--
Months Supply of Inventory	2.2	0.6	- 72.7%	--	--	--
Cumulative Days on Market Until Sale	25	15	- 40.0%	46	94	+ 104.3%
Percent of Original List Price Received*	105.6%	105.4%	- 0.2%	99.8%	94.3%	- 5.5%
New Listings	9	4	- 55.6%	19	9	- 52.6%

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

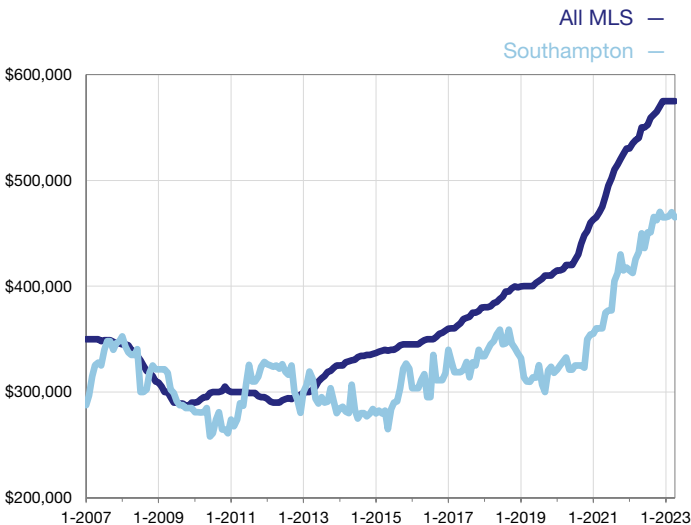
Condominium Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	2	--
Closed Sales	0	0	--	1	3	+ 200.0%
Median Sales Price*	\$0	\$0	--	\$405,000	\$165,000	- 59.3%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	44	30	- 31.8%
Percent of Original List Price Received*	0.0%	0.0%	--	92.0%	99.6%	+ 8.3%
New Listings	0	0	--	0	1	--

* 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

