

Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Amesbury

Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	18	14	- 22.2%	50	48	- 4.0%
Closed Sales	8	8	0.0%	36	38	+ 5.6%
Median Sales Price*	\$618,500	\$697,500	+ 12.8%	\$577,000	\$593,500	+ 2.9%
Inventory of Homes for Sale	15	10	- 33.3%	--	--	--
Months Supply of Inventory	1.4	0.9	- 35.7%	--	--	--
Cumulative Days on Market Until Sale	15	29	+ 93.3%	19	35	+ 84.2%
Percent of Original List Price Received*	110.3%	101.9%	- 7.6%	108.7%	101.6%	- 6.5%
New Listings	21	18	- 14.3%	63	54	- 14.3%

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

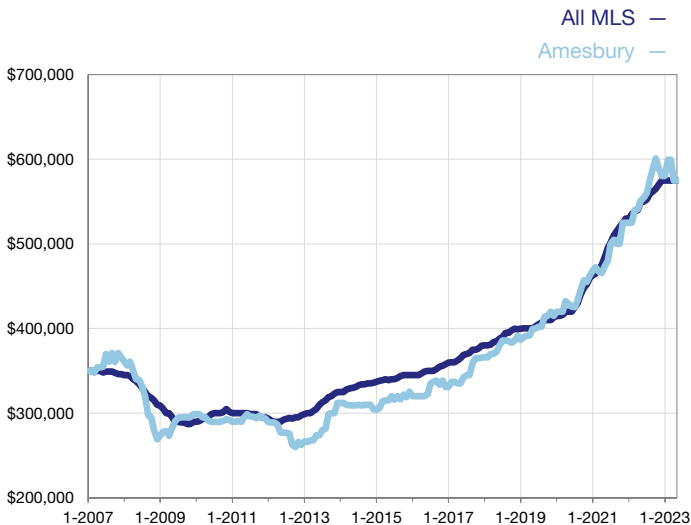
Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	12	6	- 50.0%	54	45	- 16.7%
Closed Sales	17	8	- 52.9%	54	48	- 11.1%
Median Sales Price*	\$425,000	\$522,500	+ 22.9%	\$427,500	\$469,450	+ 9.8%
Inventory of Homes for Sale	12	11	- 8.3%	--	--	--
Months Supply of Inventory	1.0	1.2	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	35	33	- 5.7%	33	79	+ 139.4%
Percent of Original List Price Received*	106.0%	109.2%	+ 3.0%	105.1%	103.5%	- 1.5%
New Listings	9	13	+ 44.4%	62	51	- 17.7%

* 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

