

# Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hingham

### Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	24	28	+ 16.7%	106	79	- 25.5%
Closed Sales	27	19	- 29.6%	96	57	- 40.6%
Median Sales Price*	\$1,260,000	\$1,030,000	- 18.3%	\$1,250,500	\$1,075,000	- 14.0%
Inventory of Homes for Sale	43	27	- 37.2%	--	--	--
Months Supply of Inventory	1.9	1.6	- 15.8%	--	--	--
Cumulative Days on Market Until Sale	18	48	+ 166.7%	25	63	+ 152.0%
Percent of Original List Price Received*	103.0%	98.0%	- 4.9%	101.7%	96.1%	- 5.5%
New Listings	38	28	- 26.3%	143	97	- 32.2%

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

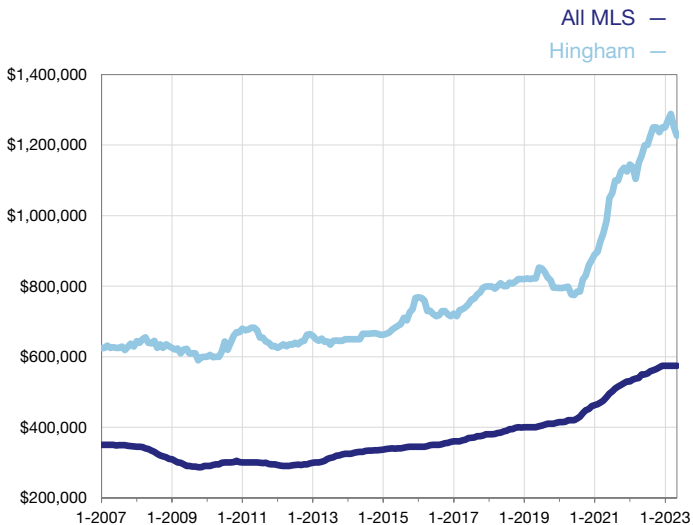
### Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	6	- 25.0%	24	25	+ 4.2%
Closed Sales	9	5	- 44.4%	22	22	0.0%
Median Sales Price*	\$660,000	\$1,425,000	+ 115.9%	\$600,000	\$610,000	+ 1.7%
Inventory of Homes for Sale	9	5	- 44.4%	--	--	--
Months Supply of Inventory	1.4	0.9	- 35.7%	--	--	--
Cumulative Days on Market Until Sale	36	59	+ 63.9%	35	50	+ 42.9%
Percent of Original List Price Received*	100.9%	98.6%	- 2.3%	100.7%	98.0%	- 2.7%
New Listings	10	5	- 50.0%	32	27	- 15.6%

\* 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

