

# Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hamilton

### Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	12	9	- 25.0%	46	35	- 23.9%
Closed Sales	14	8	- 42.9%	38	30	- 21.1%
Median Sales Price*	\$1,005,000	<b>\$837,500</b>	- 16.7%	\$857,500	<b>\$726,250</b>	- 15.3%
Inventory of Homes for Sale	13	10	- 23.1%	--	--	--
Months Supply of Inventory	1.5	1.6	+ 6.7%	--	--	--
Cumulative Days on Market Until Sale	21	41	+ 95.2%	30	44	+ 46.7%
Percent of Original List Price Received*	107.5%	<b>103.9%</b>	- 3.3%	107.0%	<b>101.0%</b>	- 5.6%
New Listings	12	5	- 58.3%	57	40	- 29.8%

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

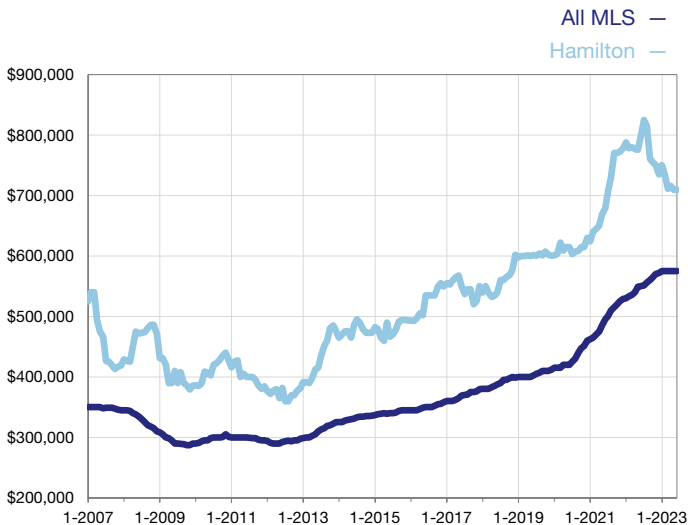
### Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	4	6	+ 50.0%
Closed Sales	3	0	- 100.0%	4	4	0.0%
Median Sales Price*	\$1,085,000	<b>\$0</b>	- 100.0%	\$1,023,000	<b>\$824,000</b>	- 19.5%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.2	1.0	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	113	0	- 100.0%	88	149	+ 69.3%
Percent of Original List Price Received*	107.2%	<b>0.0%</b>	- 100.0%	107.9%	<b>101.1%</b>	- 6.3%
New Listings	1	1	0.0%	5	6	+ 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

