

Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hanson

Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	10	8	- 20.0%	38	38	0.0%
Closed Sales	6	6	0.0%	33	30	- 9.1%
Median Sales Price*	\$602,500	\$529,500	- 12.1%	\$520,000	\$460,000	- 11.5%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	1.9	0.9	- 52.6%	--	--	--
Cumulative Days on Market Until Sale	29	55	+ 89.7%	29	36	+ 24.1%
Percent of Original List Price Received*	104.0%	100.7%	- 3.2%	103.0%	99.4%	- 3.5%
New Listings	14	6	- 57.1%	46	40	- 13.0%

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

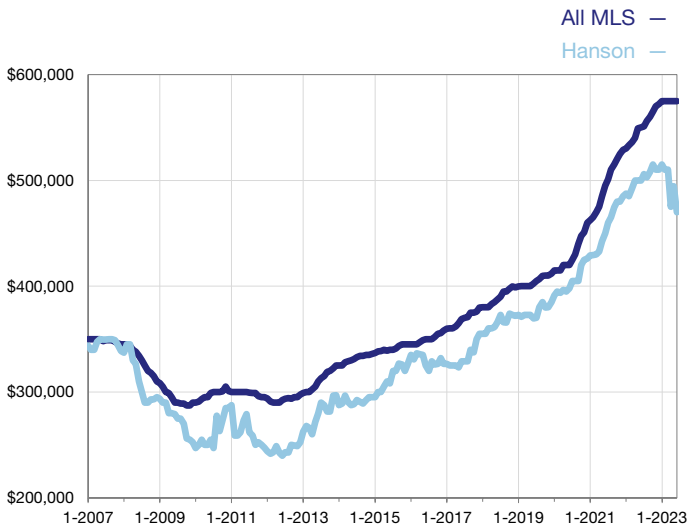
Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	2	0.0%	17	9	- 47.1%
Closed Sales	7	3	- 57.1%	16	7	- 56.3%
Median Sales Price*	\$400,000	\$405,000	+ 1.3%	\$462,500	\$405,000	- 12.4%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	26	17	- 34.6%	21	33	+ 57.1%
Percent of Original List Price Received*	103.5%	99.5%	- 3.9%	104.1%	98.0%	- 5.9%
New Listings	0	1	--	19	9	- 52.6%

* 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

