

Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Saugus

Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	27	22	- 18.5%	109	100	- 8.3%
Closed Sales	19	18	- 5.3%	92	86	- 6.5%
Median Sales Price*	\$670,000	\$615,250	- 8.2%	\$630,500	\$600,000	- 4.8%
Inventory of Homes for Sale	36	15	- 58.3%	--	--	--
Months Supply of Inventory	1.9	0.8	- 57.9%	--	--	--
Cumulative Days on Market Until Sale	13	13	0.0%	18	22	+ 22.2%
Percent of Original List Price Received*	107.1%	106.5%	- 0.6%	107.1%	102.9%	- 3.9%
New Listings	29	17	- 41.4%	141	118	- 16.3%

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

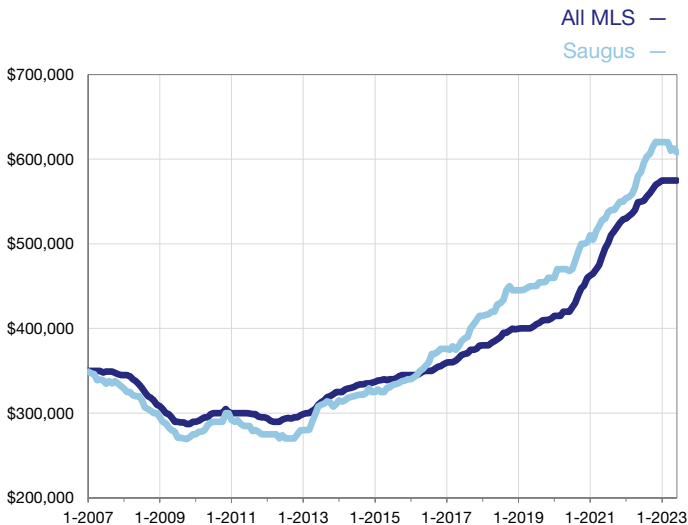
Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	4	+ 100.0%	17	19	+ 11.8%
Closed Sales	4	3	- 25.0%	17	16	- 5.9%
Median Sales Price*	\$542,500	\$500,000	- 7.8%	\$461,000	\$475,000	+ 3.0%
Inventory of Homes for Sale	4	0	- 100.0%	--	--	--
Months Supply of Inventory	1.2	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	14	18	+ 28.6%	14	21	+ 50.0%
Percent of Original List Price Received*	104.5%	108.9%	+ 4.2%	106.3%	103.7%	- 2.4%
New Listings	4	1	- 75.0%	22	18	- 18.2%

* 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

