

# Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Haverhill

### Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	38	26	- 31.6%	226	180	- 20.4%
Closed Sales	32	31	- 3.1%	213	165	- 22.5%
Median Sales Price*	\$570,000	<b>\$525,000</b>	- 7.9%	\$525,000	<b>\$525,000</b>	0.0%
Inventory of Homes for Sale	39	14	- 64.1%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--
Cumulative Days on Market Until Sale	20	24	+ 20.0%	21	30	+ 42.9%
Percent of Original List Price Received*	100.2%	<b>103.8%</b>	+ 3.6%	105.5%	<b>102.1%</b>	- 3.2%
New Listings	33	24	- 27.3%	265	177	- 33.2%

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

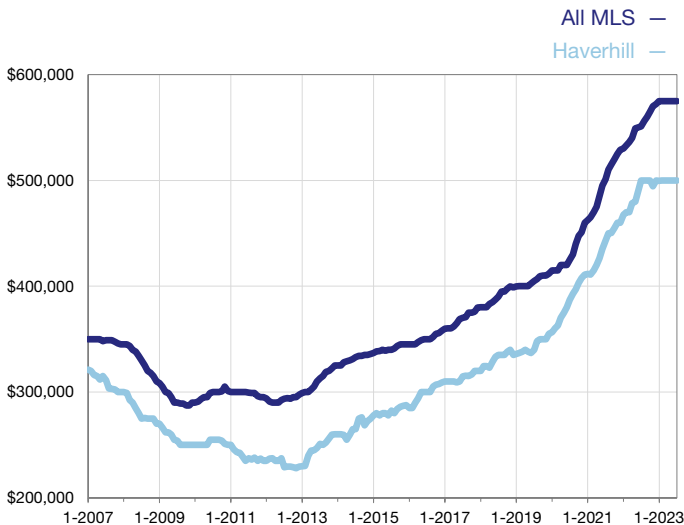
### Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	19	29	+ 52.6%	159	138	- 13.2%
Closed Sales	24	15	- 37.5%	154	131	- 14.9%
Median Sales Price*	\$350,000	<b>\$385,000</b>	+ 10.0%	\$350,000	<b>\$370,000</b>	+ 5.7%
Inventory of Homes for Sale	22	10	- 54.5%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	20	10	- 50.0%	17	20	+ 17.6%
Percent of Original List Price Received*	109.1%	<b>106.8%</b>	- 2.1%	105.8%	<b>103.4%</b>	- 2.3%
New Listings	31	26	- 16.1%	174	145	- 16.7%

\* 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

