

Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hingham

Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	14	22	+ 57.1%	149	112	- 24.8%
Closed Sales	16	22	+ 37.5%	142	103	- 27.5%
Median Sales Price*	\$1,125,000	\$1,097,500	- 2.4%	\$1,277,500	\$1,185,000	- 7.2%
Inventory of Homes for Sale	61	32	- 47.5%	--	--	--
Months Supply of Inventory	2.9	2.0	- 31.0%	--	--	--
Cumulative Days on Market Until Sale	24	40	+ 66.7%	24	46	+ 91.7%
Percent of Original List Price Received*	101.4%	100.6%	- 0.8%	101.6%	98.3%	- 3.2%
New Listings	28	19	- 32.1%	216	143	- 33.8%

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

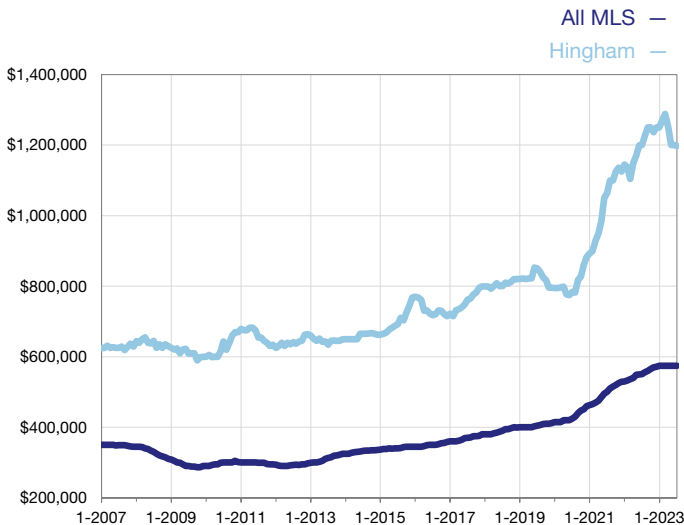
Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	6	7	+ 16.7%	35	41	+ 17.1%
Closed Sales	5	8	+ 60.0%	32	40	+ 25.0%
Median Sales Price*	\$579,000	\$1,487,500	+ 156.9%	\$589,500	\$685,000	+ 16.2%
Inventory of Homes for Sale	15	3	- 80.0%	--	--	--
Months Supply of Inventory	2.5	0.5	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	23	18	- 21.7%	47	42	- 10.6%
Percent of Original List Price Received*	98.5%	100.0%	+ 1.5%	100.1%	99.5%	- 0.6%
New Listings	11	4	- 63.6%	50	42	- 16.0%

* 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

