

Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Quincy

Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	37	41	+ 10.8%	208	187	- 10.1%
Closed Sales	51	28	- 45.1%	189	163	- 13.8%
Median Sales Price*	\$731,000	\$620,000	- 15.2%	\$665,000	\$650,000	- 2.3%
Inventory of Homes for Sale	66	31	- 53.0%	--	--	--
Months Supply of Inventory	2.0	1.1	- 45.0%	--	--	--
Cumulative Days on Market Until Sale	19	18	- 5.3%	26	33	+ 26.9%
Percent of Original List Price Received*	103.4%	103.9%	+ 0.5%	104.1%	100.6%	- 3.4%
New Listings	43	30	- 30.2%	274	210	- 23.4%

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

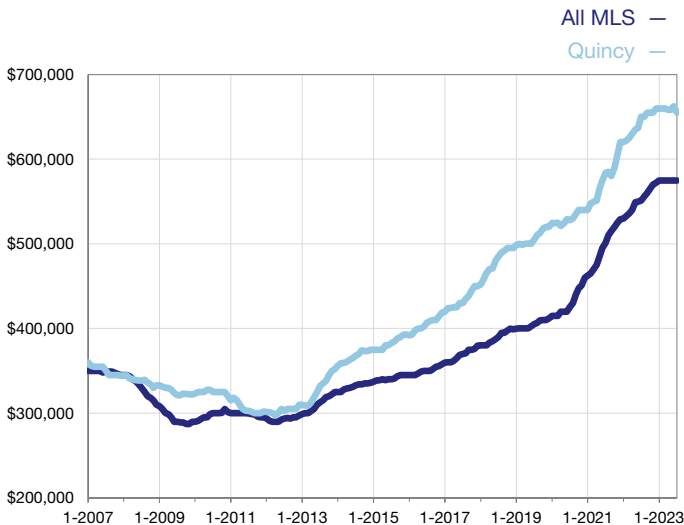
Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	23	35	+ 52.2%	199	234	+ 17.6%
Closed Sales	27	29	+ 7.4%	217	191	- 12.0%
Median Sales Price*	\$474,000	\$530,000	+ 11.8%	\$440,000	\$500,000	+ 13.6%
Inventory of Homes for Sale	48	33	- 31.3%	--	--	--
Months Supply of Inventory	1.5	1.1	- 26.7%	--	--	--
Cumulative Days on Market Until Sale	20	14	- 30.0%	35	25	- 28.6%
Percent of Original List Price Received*	102.0%	102.2%	+ 0.2%	101.3%	100.8%	- 0.5%
New Listings	31	34	+ 9.7%	238	264	+ 10.9%

* 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

