

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Haverhill

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	29	27	- 6.9%	288	230	- 20.1%
Closed Sales	28	26	- 7.1%	288	215	- 25.3%
Median Sales Price*	\$452,500	\$552,500	+ 22.1%	\$505,500	\$535,000	+ 5.8%
Inventory of Homes for Sale	41	29	- 29.3%	--	--	--
Months Supply of Inventory	1.2	1.2	0.0%	--	--	--
Cumulative Days on Market Until Sale	22	15	- 31.8%	22	27	+ 22.7%
Percent of Original List Price Received*	103.6%	105.1%	+ 1.4%	104.6%	102.9%	- 1.6%
New Listings	35	33	- 5.7%	336	248	- 26.2%

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

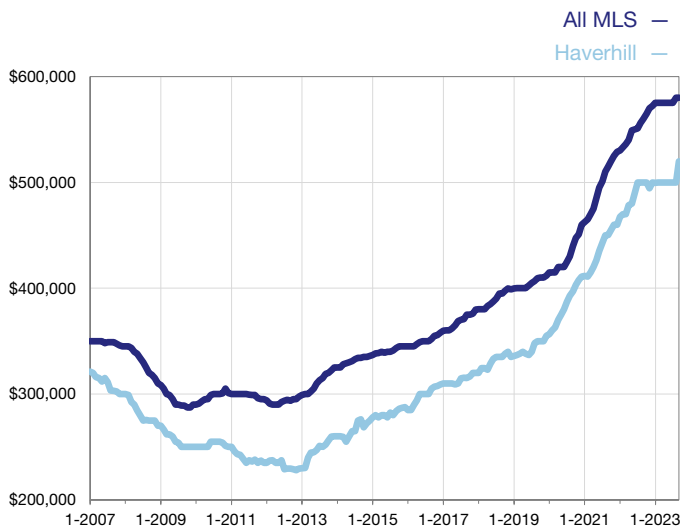
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	14	24	+ 71.4%	191	184	- 3.7%
Closed Sales	20	22	+ 10.0%	196	180	- 8.2%
Median Sales Price*	\$332,500	\$367,500	+ 10.5%	\$350,000	\$370,000	+ 5.7%
Inventory of Homes for Sale	29	13	- 55.2%	--	--	--
Months Supply of Inventory	1.2	0.6	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	17	17	0.0%	17	19	+ 11.8%
Percent of Original List Price Received*	103.7%	102.5%	- 1.2%	105.4%	103.5%	- 1.8%
New Listings	24	28	+ 16.7%	216	196	- 9.3%

* 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

