

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hull

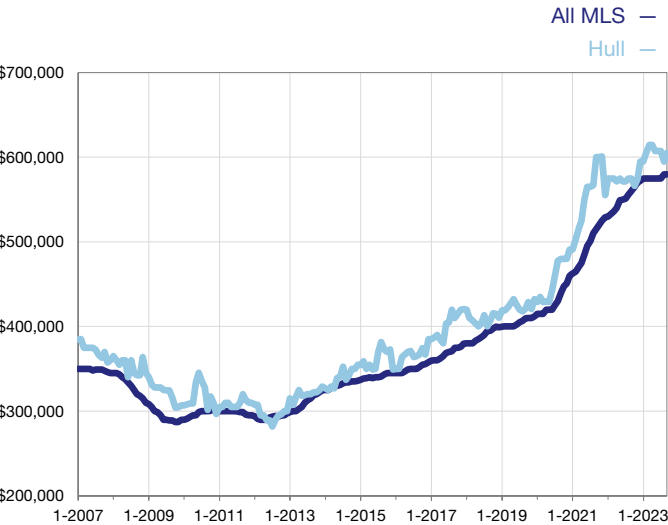
Single-Family Properties	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Key Metrics						
Pending Sales	6	10	+ 66.7%	87	70	- 19.5%
Closed Sales	16	8	- 50.0%	85	63	- 25.9%
Median Sales Price*	\$625,000	\$760,500	+ 21.7%	\$640,000	\$655,000	+ 2.3%
Inventory of Homes for Sale	19	17	- 10.5%	--	--	--
Months Supply of Inventory	1.9	2.3	+ 21.1%	--	--	--
Cumulative Days on Market Until Sale	53	50	- 5.7%	37	40	+ 8.1%
Percent of Original List Price Received*	98.0%	103.7%	+ 5.8%	100.0%	98.8%	- 1.2%
New Listings	11	7	- 36.4%	107	89	- 16.8%

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

Condominium Properties	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Key Metrics						
Pending Sales	8	4	- 50.0%	47	38	- 19.1%
Closed Sales	5	6	+ 20.0%	40	38	- 5.0%
Median Sales Price*	\$310,000	\$428,500	+ 38.2%	\$364,950	\$432,500	+ 18.5%
Inventory of Homes for Sale	13	10	- 23.1%	--	--	--
Months Supply of Inventory	2.6	2.5	- 3.8%	--	--	--
Cumulative Days on Market Until Sale	42	44	+ 4.8%	38	46	+ 21.1%
Percent of Original List Price Received*	94.4%	93.8%	- 0.6%	99.7%	96.9%	- 2.8%
New Listings	7	4	- 42.9%	60	53	- 11.7%

\* 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

