

# Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Lynn

### Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	42	36	- 14.3%	375	275	- 26.7%
Closed Sales	36	36	0.0%	377	270	- 28.4%
Median Sales Price*	\$516,750	<b>\$552,500</b>	+ 6.9%	\$515,000	<b>\$550,000</b>	+ 6.8%
Inventory of Homes for Sale	58	39	- 32.8%	--	--	--
Months Supply of Inventory	1.5	1.4	- 6.7%	--	--	--
Cumulative Days on Market Until Sale	32	24	- 25.0%	25	27	+ 8.0%
Percent of Original List Price Received*	101.8%	<b>104.9%</b>	+ 3.0%	104.6%	<b>103.4%</b>	- 1.1%
New Listings	39	40	+ 2.6%	457	329	- 28.0%

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

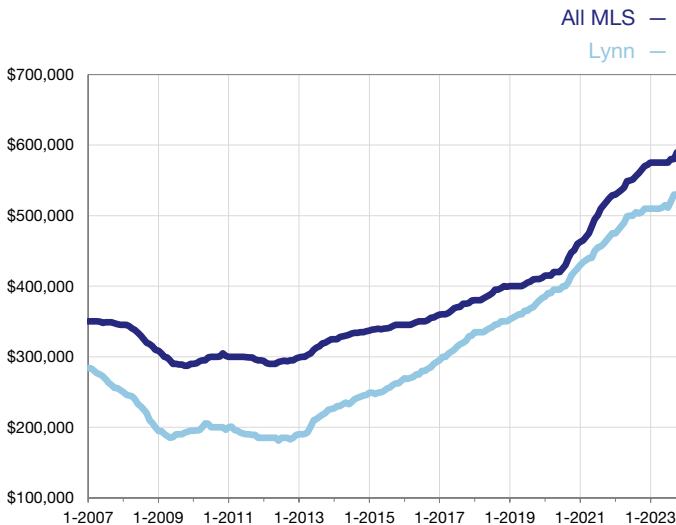
### Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	18	+ 63.6%	148	117	- 20.9%
Closed Sales	8	23	+ 187.5%	159	109	- 31.4%
Median Sales Price*	\$320,000	<b>\$320,000</b>	0.0%	\$340,000	<b>\$335,000</b>	- 1.5%
Inventory of Homes for Sale	18	20	+ 11.1%	--	--	--
Months Supply of Inventory	1.2	1.8	+ 50.0%	--	--	--
Cumulative Days on Market Until Sale	28	47	+ 67.9%	40	33	- 17.5%
Percent of Original List Price Received*	103.4%	<b>98.6%</b>	- 4.6%	102.3%	<b>100.9%</b>	- 1.4%
New Listings	10	16	+ 60.0%	140	147	+ 5.0%

\* 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

