

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hamilton

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	6	+ 500.0%	83	69	- 16.9%
Closed Sales	4	8	+ 100.0%	84	64	- 23.8%
Median Sales Price*	\$840,000	\$917,500	+ 9.2%	\$735,000	\$773,250	+ 5.2%
Inventory of Homes for Sale	13	10	- 23.1%	--	--	--
Months Supply of Inventory	1.9	1.7	- 10.5%	--	--	--
Cumulative Days on Market Until Sale	45	23	- 48.9%	29	40	+ 37.9%
Percent of Original List Price Received*	93.5%	107.8%	+ 15.3%	103.9%	100.4%	- 3.4%
New Listings	3	3	0.0%	103	84	- 18.4%

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

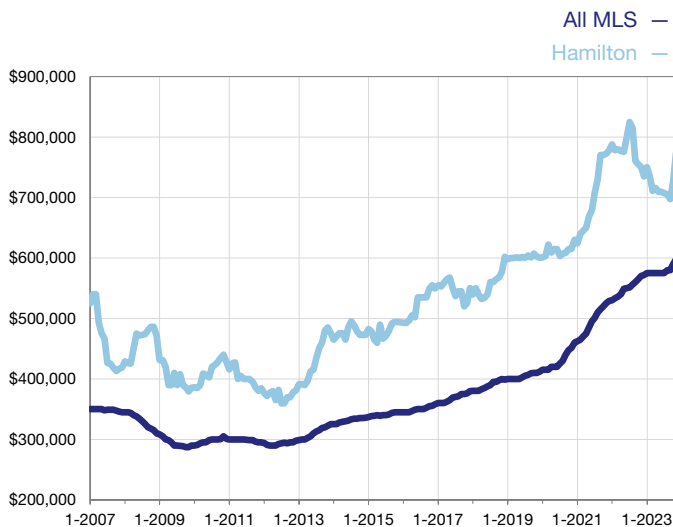
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	6	7	+ 16.7%
Closed Sales	0	0	--	6	7	+ 16.7%
Median Sales Price*	\$0	\$0	--	\$895,000	\$719,000	- 19.7%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	81	92	+ 13.6%
Percent of Original List Price Received*	0.0%	0.0%	--	104.6%	101.4%	- 3.1%
New Listings	1	0	- 100.0%	9	6	- 33.3%

* 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

