

# Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Lynn

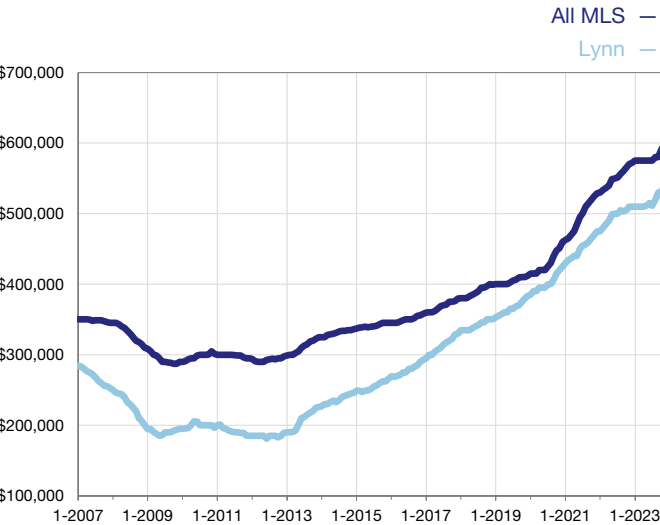
Single-Family Properties	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Key Metrics						
Pending Sales	26	20	- 23.1%	438	332	- 24.2%
Closed Sales	42	34	- 19.0%	452	341	- 24.6%
Median Sales Price*	\$480,000	\$572,500	+ 19.3%	\$510,000	\$550,000	+ 7.8%
Inventory of Homes for Sale	28	13	- 53.6%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	31	27	- 12.9%	25	28	+ 12.0%
Percent of Original List Price Received*	101.4%	101.0%	- 0.4%	104.0%	103.0%	- 1.0%
New Listings	14	11	- 21.4%	502	371	- 26.1%

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

Condominium Properties	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Key Metrics						
Pending Sales	9	14	+ 55.6%	165	137	- 17.0%
Closed Sales	10	8	- 20.0%	179	128	- 28.5%
Median Sales Price*	\$325,000	\$286,250	- 11.9%	\$337,000	\$335,000	- 0.6%
Inventory of Homes for Sale	17	11	- 35.3%	--	--	--
Months Supply of Inventory	1.2	1.0	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	17	21	+ 23.5%	40	32	- 20.0%
Percent of Original List Price Received*	97.7%	98.9%	+ 1.2%	101.8%	100.8%	- 1.0%
New Listings	8	8	0.0%	159	169	+ 6.3%

\* 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

