

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Quincy

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	23	23	0.0%	361	317	- 12.2%
Closed Sales	38	22	- 42.1%	362	311	- 14.1%
Median Sales Price*	\$659,450	\$702,500	+ 6.5%	\$660,000	\$663,000	+ 0.5%
Inventory of Homes for Sale	34	25	- 26.5%	--	--	--
Months Supply of Inventory	1.1	0.9	- 18.2%	--	--	--
Cumulative Days on Market Until Sale	35	32	- 8.6%	30	30	0.0%
Percent of Original List Price Received*	97.6%	99.3%	+ 1.7%	101.9%	100.8%	- 1.1%
New Listings	10	14	+ 40.0%	432	366	- 15.3%

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

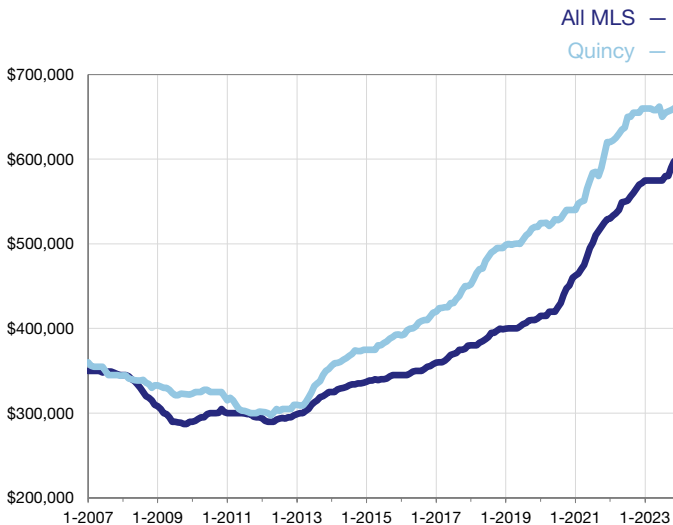
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	18	14	- 22.2%	321	333	+ 3.7%
Closed Sales	25	20	- 20.0%	344	334	- 2.9%
Median Sales Price*	\$435,000	\$422,000	- 3.0%	\$440,000	\$500,000	+ 13.6%
Inventory of Homes for Sale	29	29	0.0%	--	--	--
Months Supply of Inventory	1.1	1.0	- 9.1%	--	--	--
Cumulative Days on Market Until Sale	68	43	- 36.8%	38	28	- 26.3%
Percent of Original List Price Received*	96.4%	98.9%	+ 2.6%	100.4%	100.5%	+ 0.1%
New Listings	10	14	+ 40.0%	372	392	+ 5.4%

* 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

