

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Southampton

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	2	0.0%	66	39	- 40.9%
Closed Sales	3	4	+ 33.3%	69	38	- 44.9%
Median Sales Price*	\$405,000	\$434,000	+ 7.2%	\$465,000	\$440,000	- 5.4%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	1.6	1.8	+ 12.5%	--	--	--
Cumulative Days on Market Until Sale	25	36	+ 44.0%	35	56	+ 60.0%
Percent of Original List Price Received*	100.6%	90.4%	- 10.1%	101.1%	100.3%	- 0.8%
New Listings	1	3	+ 200.0%	73	42	- 42.5%

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

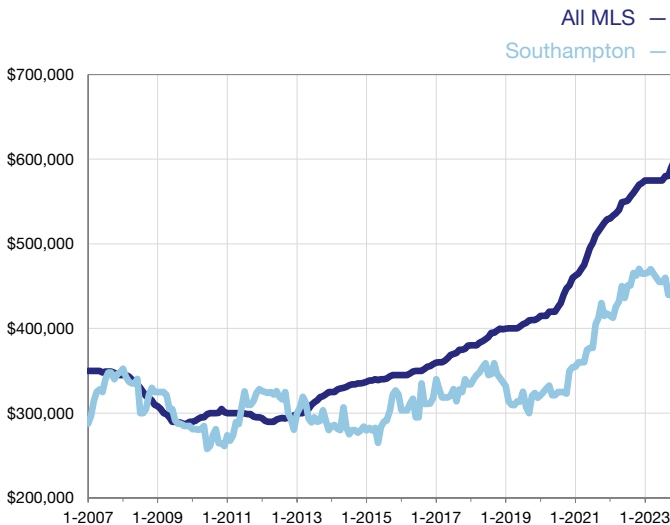
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	2	4	+ 100.0%
Closed Sales	0	0	--	2	5	+ 150.0%
Median Sales Price*	\$0	\$0	--	\$288,750	\$165,000	- 42.9%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	32	25	- 21.9%
Percent of Original List Price Received*	0.0%	0.0%	--	107.6%	101.3%	- 5.9%
New Listings	0	0	--	3	3	0.0%

* 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

