

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Swampscott

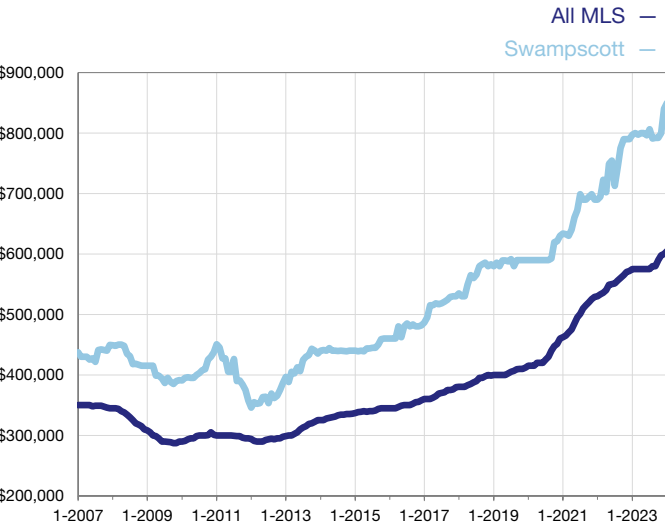
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	0	- 100.0%	3	0	- 100.0%
Closed Sales	6	8	+ 33.3%	6	8	+ 33.3%
Median Sales Price*	\$752,500	\$692,500	- 8.0%	\$752,500	\$692,500	- 8.0%
Inventory of Homes for Sale	13	3	- 76.9%	--	--	--
Months Supply of Inventory	1.3	0.4	- 69.2%	--	--	--
Cumulative Days on Market Until Sale	37	44	+ 18.9%	37	44	+ 18.9%
Percent of Original List Price Received*	97.5%	92.8%	- 4.8%	97.5%	92.8%	- 4.8%
New Listings	4	2	- 50.0%	4	2	- 50.0%

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

Condominium Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	3	- 25.0%	4	3	- 25.0%
Closed Sales	0	1	--	0	1	--
Median Sales Price*	\$0	\$3,300,000	--	\$0	\$3,300,000	--
Inventory of Homes for Sale	7	3	- 57.1%	--	--	--
Months Supply of Inventory	1.4	0.8	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	0	44	--	0	44	--
Percent of Original List Price Received*	0.0%	97.2%	--	0.0%	97.2%	--
New Listings	5	2	- 60.0%	5	2	- 60.0%

* 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

