

Manchester-by-the-Sea

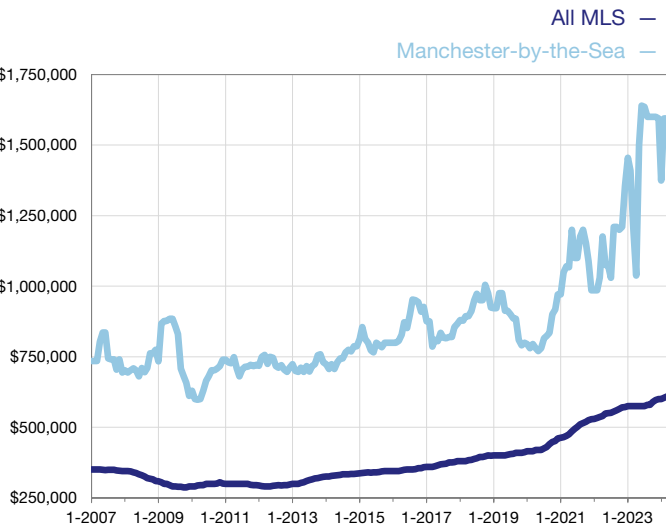
Single-Family Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	2	- 50.0%	9	9	0.0%
Closed Sales	3	3	0.0%	4	10	+ 150.0%
Median Sales Price*	\$555,000	\$800,000	+ 44.1%	\$707,500	\$890,000	+ 25.8%
Inventory of Homes for Sale	12	8	- 33.3%	--	--	--
Months Supply of Inventory	3.1	2.3	- 25.8%	--	--	--
Cumulative Days on Market Until Sale	21	38	+ 81.0%	37	75	+ 102.7%
Percent of Original List Price Received*	90.0%	100.7%	+ 11.9%	89.7%	94.3%	+ 5.1%
New Listings	5	7	+ 40.0%	11	12	+ 9.1%

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

Condominium Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	2	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$391,250	\$0	- 100.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.3	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	28	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	99.3%	0.0%	- 100.0%
New Listings	0	1	--	0	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

