

Nahant

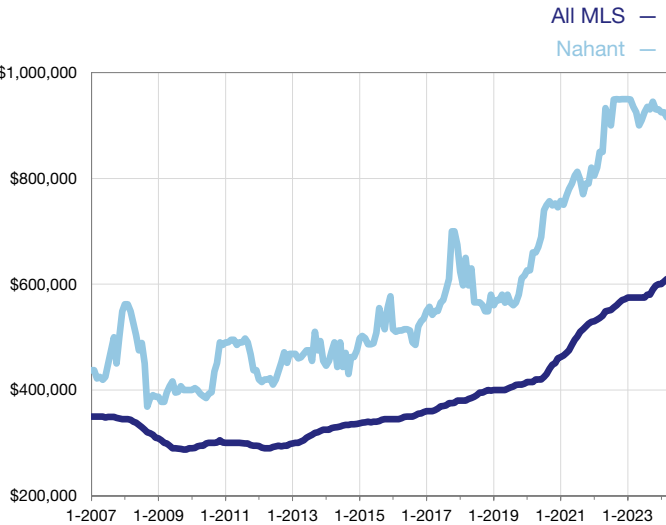
Single-Family Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	6	4	- 33.3%	10	7	- 30.0%
Closed Sales	5	3	- 40.0%	5	4	- 20.0%
Median Sales Price*	\$925,000	\$915,000	- 1.1%	\$925,000	\$837,500	- 9.5%
Inventory of Homes for Sale	5	7	+ 40.0%	--	--	--
Months Supply of Inventory	1.6	2.7	+ 68.8%	--	--	--
Cumulative Days on Market Until Sale	60	46	- 23.3%	60	40	- 33.3%
Percent of Original List Price Received*	92.7%	96.9%	+ 4.5%	92.7%	98.0%	+ 5.7%
New Listings	4	8	+ 100.0%	10	11	+ 10.0%

* 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	--	1	1	0.0%
Closed Sales	0	1	--	2	1	- 50.0%
Median Sales Price*	\$0	\$449,000	--	\$331,500	\$449,000	+ 35.4%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	0	15	--	85	15	- 82.4%
Percent of Original List Price Received*	0.0%	100.0%	--	92.0%	100.0%	+ 8.7%
New Listings	0	1	--	0	2	--

* 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

