

Nahant

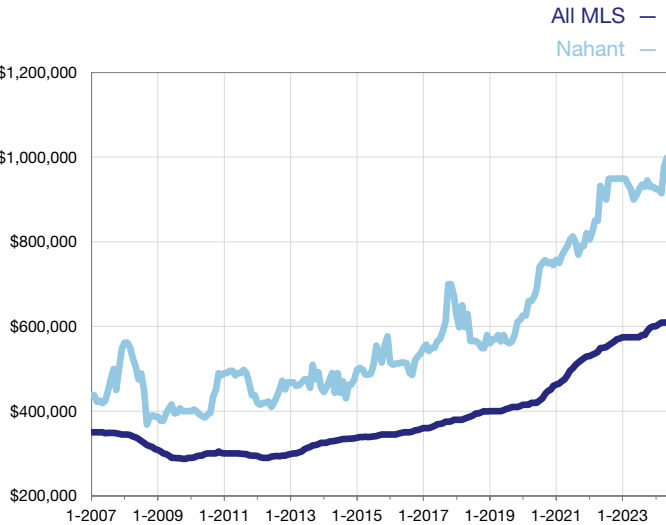
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	5	+ 25.0%	15	12	- 20.0%
Closed Sales	1	1	0.0%	9	7	- 22.2%
Median Sales Price*	\$840,000	\$1,550,000	+ 84.5%	\$840,000	\$915,000	+ 8.9%
Inventory of Homes for Sale	14	19	+ 35.7%	--	--	--
Months Supply of Inventory	4.7	6.6	+ 40.4%	--	--	--
Cumulative Days on Market Until Sale	12	59	+ 391.7%	48	55	+ 14.6%
Percent of Original List Price Received*	98.8%	87.3%	- 11.6%	92.9%	96.2%	+ 3.6%
New Listings	9	9	0.0%	25	29	+ 16.0%

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

Condominium Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	1	0.0%	2	2	0.0%
Closed Sales	0	0	--	2	1	- 50.0%
Median Sales Price*	\$0	\$0	--	\$331,500	\$449,000	+ 35.4%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	85	15	- 82.4%
Percent of Original List Price Received*	0.0%	0.0%	--	92.0%	100.0%	+ 8.7%
New Listings	1	0	- 100.0%	1	3	+ 200.0%

* 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

