

Local Market Update – August 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Amesbury

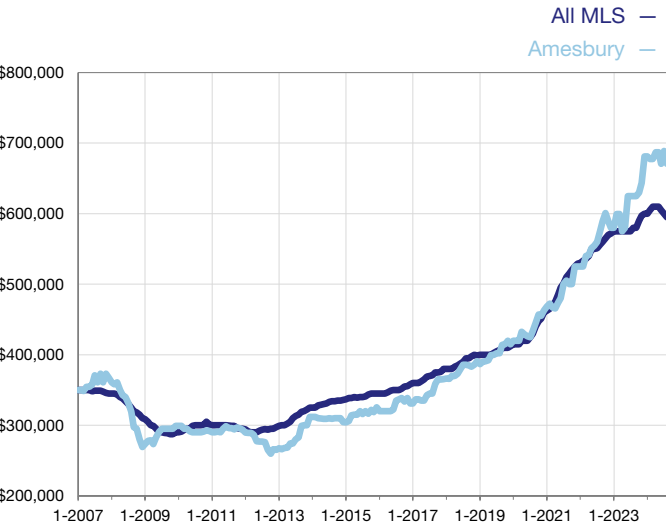
Single-Family Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	13	+ 85.7%	74	85	+ 14.9%
Closed Sales	11	18	+ 63.6%	77	74	- 3.9%
Median Sales Price*	\$770,000	\$712,500	- 7.5%	\$650,000	\$665,000	+ 2.3%
Inventory of Homes for Sale	14	15	+ 7.1%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--
Cumulative Days on Market Until Sale	12	27	+ 125.0%	26	32	+ 23.1%
Percent of Original List Price Received*	108.8%	101.6%	- 6.6%	103.9%	103.0%	- 0.9%
New Listings	10	11	+ 10.0%	85	95	+ 11.8%

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

Condominium Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	13	7	- 46.2%	75	80	+ 6.7%
Closed Sales	13	13	0.0%	80	80	0.0%
Median Sales Price*	\$729,900	\$460,000	- 37.0%	\$469,450	\$433,444	- 7.7%
Inventory of Homes for Sale	12	17	+ 41.7%	--	--	--
Months Supply of Inventory	1.4	1.8	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	53	31	- 41.5%	70	30	- 57.1%
Percent of Original List Price Received*	107.0%	98.4%	- 8.0%	104.2%	101.8%	- 2.3%
New Listings	13	7	- 46.2%	82	105	+ 28.0%

* 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

