

Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



Berkshire County Board of REALTORS®

+ 9.6%

Year-Over-Year
Change in
Closed Sales
All Properties

+ 25.5%

Year-Over-Year
Change in
Median Sales Price
All Properties

- 44.4%

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	109	97	- 11.0%	109	97	- 11.0%
Closed Sales	112	121	+ 8.0%	112	121	+ 8.0%
Median Sales Price*	\$266,000	\$330,000	+ 24.1%	\$266,000	\$330,000	+ 24.1%
Inventory of Homes for Sale	304	194	- 36.2%	--	--	--
Months Supply of Inventory	2.0	1.4	- 28.9%	--	--	--
Cumulative Days on Market Until Sale	53	88	+ 65.3%	53	88	+ 65.3%
Percent of Original List Price Received*	95.8%	95.7%	- 0.2%	95.8%	95.7%	- 0.2%
New Listings	80	79	- 1.3%	80	79	- 1.3%

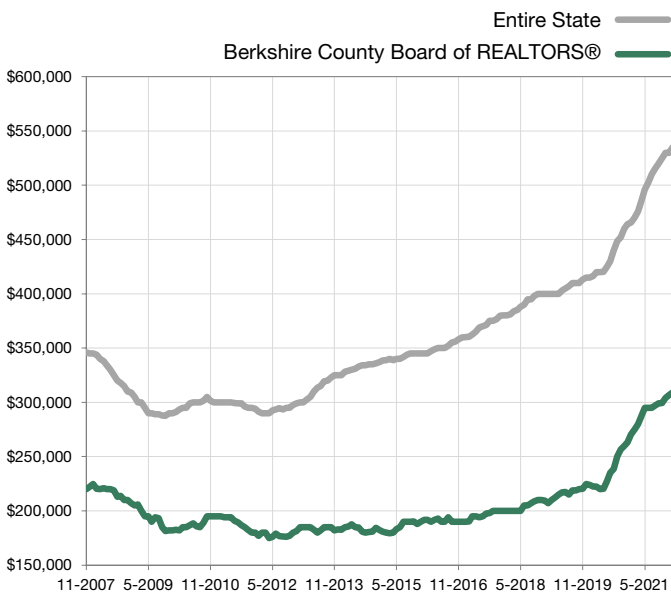
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	14	11	- 21.4%	14	11	- 21.4%
Closed Sales	13	16	+ 23.1%	13	16	+ 23.1%
Median Sales Price*	\$220,000	\$266,056	+ 20.9%	\$220,000	\$266,056	+ 20.9%
Inventory of Homes for Sale	74	16	- 78.4%	--	--	--
Months Supply of Inventory	4.7	0.9	- 80.4%	--	--	--
Cumulative Days on Market Until Sale	76	118	+ 55.7%	76	118	+ 55.7%
Percent of Original List Price Received*	94.3%	96.6%	+ 2.4%	94.3%	96.6%	+ 2.4%
New Listings	12	11	- 8.3%	12	11	- 8.3%

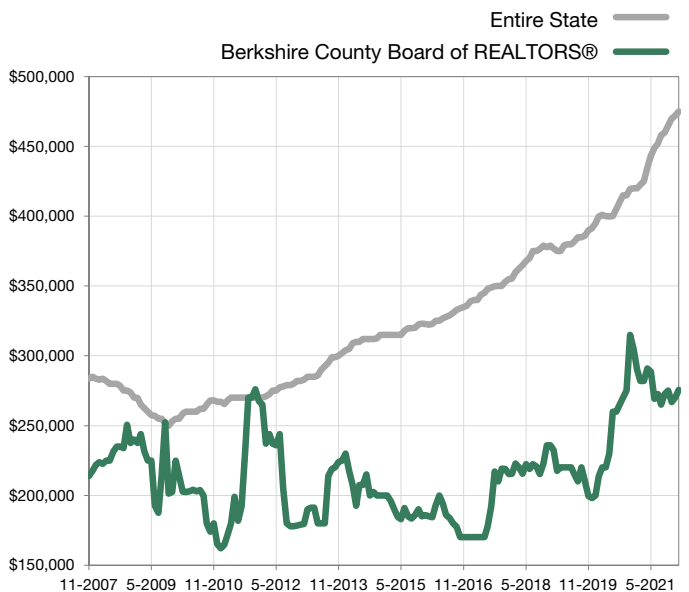
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



Cape Cod & Islands Association of REALTORS®, Inc.

- 3.9%

Year-Over-Year
Change in
Closed Sales
All Properties

+ 14.0%

Year-Over-Year
Change in
Median Sales Price
All Properties

- 56.3%

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	358	328	- 8.4%	358	328	- 8.4%
Closed Sales	380	349	- 8.2%	380	349	- 8.2%
Median Sales Price*	\$540,625	\$625,000	+ 15.6%	\$540,625	\$625,000	+ 15.6%
Inventory of Homes for Sale	741	336	- 54.7%	--	--	--
Months Supply of Inventory	1.4	0.7	- 47.1%	--	--	--
Cumulative Days on Market Until Sale	66	38	- 41.9%	66	38	- 41.9%
Percent of Original List Price Received*	97.8%	99.2%	+ 1.4%	97.8%	99.2%	+ 1.4%
New Listings	293	285	- 2.7%	293	285	- 2.7%

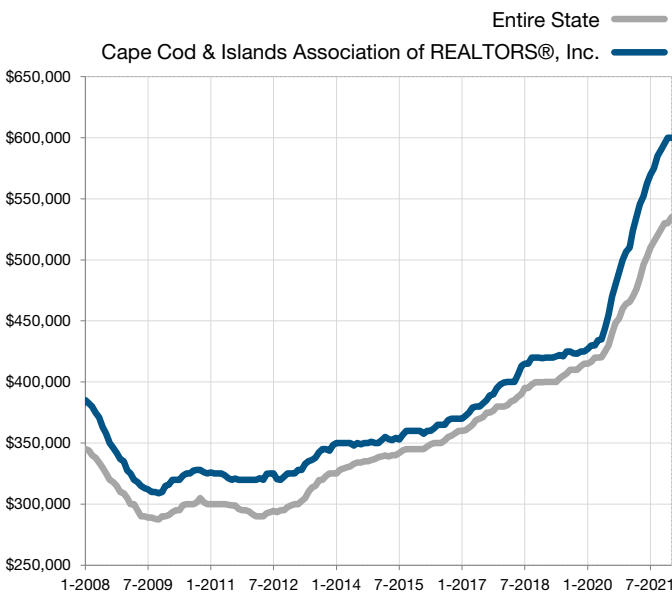
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	120	81	- 32.5%	120	81	- 32.5%
Closed Sales	78	91	+ 16.7%	78	91	+ 16.7%
Median Sales Price*	\$300,000	\$369,900	+ 23.3%	\$300,000	\$369,900	+ 23.3%
Inventory of Homes for Sale	291	115	- 60.5%	--	--	--
Months Supply of Inventory	2.3	1.0	- 57.3%	--	--	--
Cumulative Days on Market Until Sale	80	53	- 33.0%	80	53	- 33.0%
Percent of Original List Price Received*	98.8%	100.0%	+ 1.3%	98.8%	100.0%	+ 1.3%
New Listings	106	81	- 23.6%	106	81	- 23.6%

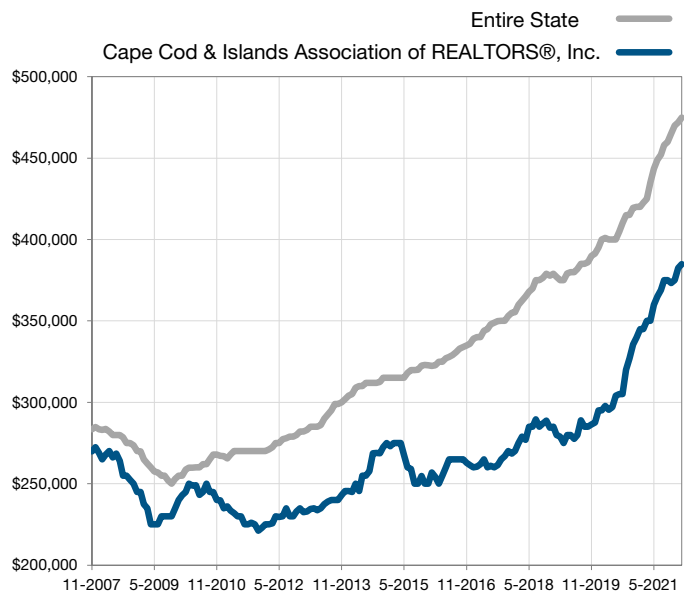
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



Greater Boston Association of REALTORS®

Single-Family Properties

Key Metrics	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	689	571	- 17.1%	689	571	- 17.1%
Closed Sales	883	747	- 15.4%	883	747	- 15.4%
Median Sales Price*	\$674,900	\$725,000	+ 7.4%	\$674,900	\$725,000	+ 7.4%
Inventory of Homes for Sale	946	462	- 51.2%	--	--	--
Months Supply of Inventory	0.8	0.4	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	39	37	- 5.1%	39	37	- 5.1%
Percent of Original List Price Received*	99.7%	101.1%	+ 1.4%	99.7%	101.1%	+ 1.4%
New Listings	737	640	- 13.2%	737	640	- 13.2%

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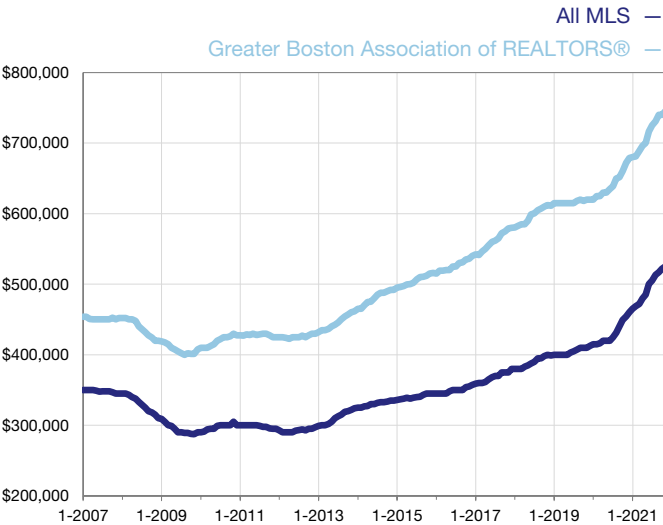
Condominium Properties

Key Metrics	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	912	770	- 15.6%	912	770	- 15.6%
Closed Sales	769	712	- 7.4%	769	712	- 7.4%
Median Sales Price*	\$589,000	\$595,000	+ 1.0%	\$589,000	\$595,000	+ 1.0%
Inventory of Homes for Sale	2,123	925	- 56.4%	--	--	--
Months Supply of Inventory	2.4	0.8	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	57	53	- 7.0%	57	53	- 7.0%
Percent of Original List Price Received*	96.8%	98.1%	+ 1.3%	96.8%	98.1%	+ 1.3%
New Listings	1,156	880	- 23.9%	1,156	880	- 23.9%

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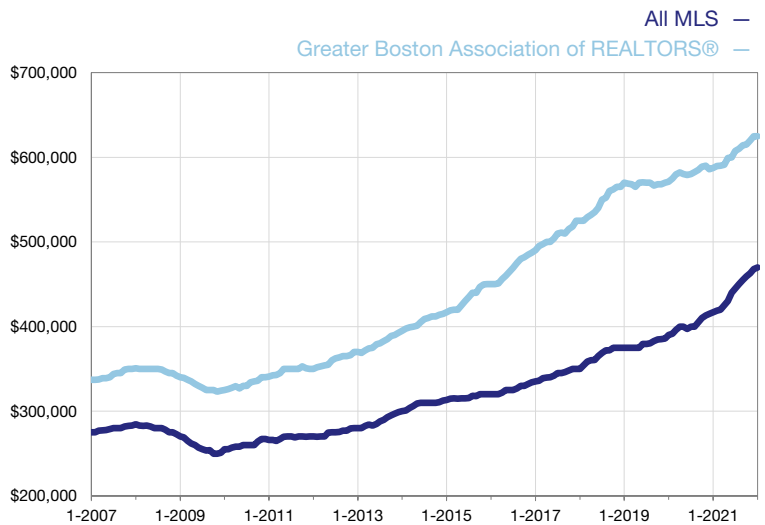
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



Greater Newburyport REALTORS®

- 38.8%

+ 4.1%

- 34.8%

Year-Over-Year
Change in
Closed Sales
All Properties

Year-Over-Year
Change in
Median Sales Price
All Properties

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	36	27	- 25.0%	36	27	- 25.0%
Closed Sales	43	30	- 30.2%	43	30	- 30.2%
Median Sales Price*	\$631,050	\$646,000	+ 2.4%	\$631,050	\$646,000	+ 2.4%
Inventory of Homes for Sale	42	24	- 42.9%	--	--	--
Months Supply of Inventory	0.7	0.4	- 37.9%	--	--	--
Cumulative Days on Market Until Sale	39	41	+ 5.0%	39	41	+ 5.0%
Percent of Original List Price Received*	101.6%	101.2%	- 0.4%	101.6%	101.2%	- 0.4%
New Listings	37	27	- 27.0%	37	27	- 27.0%

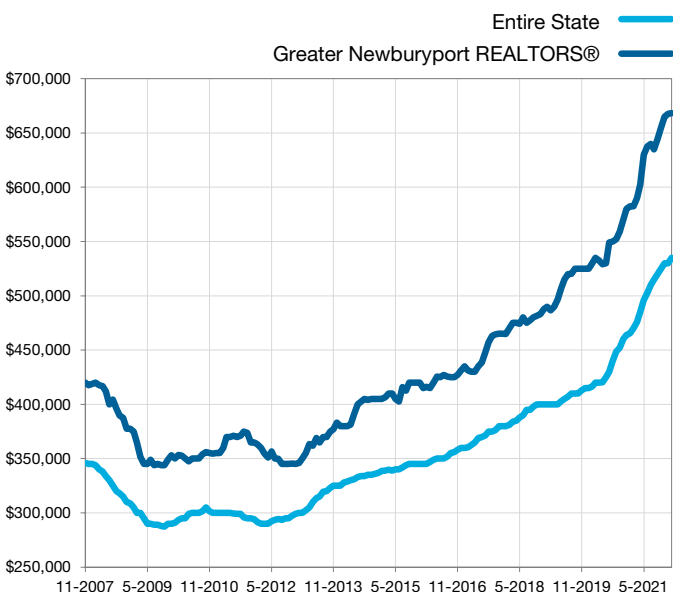
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	32	21	- 34.4%	32	21	- 34.4%
Closed Sales	37	19	- 48.6%	37	19	- 48.6%
Median Sales Price*	\$402,500	\$449,900	+ 11.8%	\$402,500	\$449,900	+ 11.8%
Inventory of Homes for Sale	27	21	- 22.2%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.1%	--	--	--
Cumulative Days on Market Until Sale	47	28	- 40.7%	47	28	- 40.7%
Percent of Original List Price Received*	97.9%	102.8%	+ 5.0%	97.9%	102.8%	+ 5.0%
New Listings	30	23	- 23.3%	30	23	- 23.3%

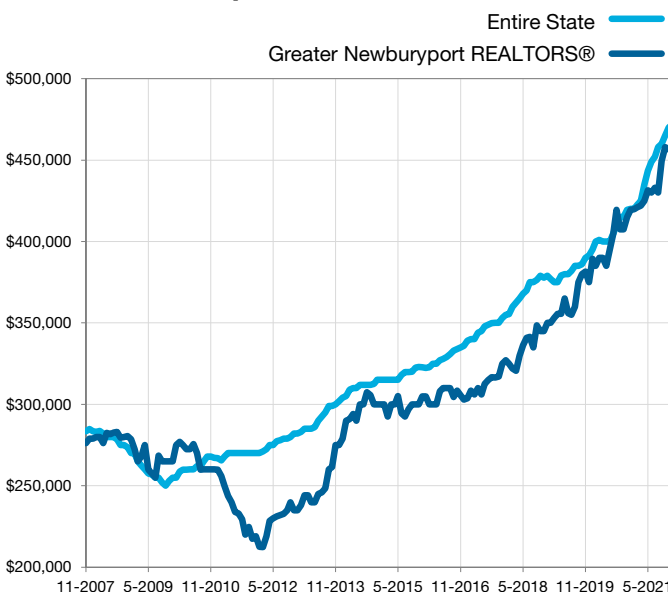
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



North Central Massachusetts Association of REALTORS®

- 14.2%

Year-Over-Year
Change in
Closed Sales
All Properties

+ 8.4%

Year-Over-Year
Change in
Median Sales Price
All Properties

- 53.6%

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	163	151	- 7.4%	163	151	- 7.4%
Closed Sales	197	169	- 14.2%	197	169	- 14.2%
Median Sales Price*	\$344,000	\$376,750	+ 9.5%	\$344,000	\$376,750	+ 9.5%
Inventory of Homes for Sale	241	113	- 53.1%	--	--	--
Months Supply of Inventory	1.0	0.5	- 52.6%	--	--	--
Cumulative Days on Market Until Sale	35	33	- 5.8%	35	33	- 5.8%
Percent of Original List Price Received*	101.4%	100.5%	- 0.8%	101.4%	100.5%	- 0.8%
New Listings	150	137	- 8.7%	150	137	- 8.7%

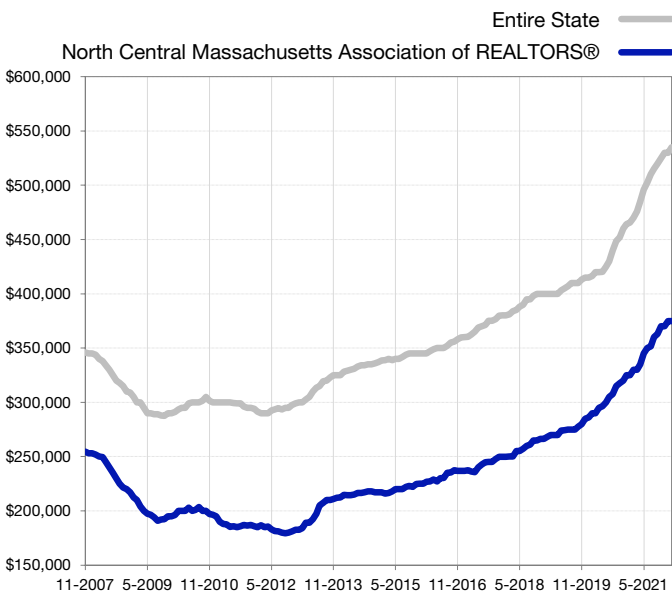
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	32	21	- 34.4%	32	21	- 34.4%
Closed Sales	29	25	- 13.8%	29	25	- 13.8%
Median Sales Price*	\$255,000	\$305,000	+ 19.6%	\$255,000	\$305,000	+ 19.6%
Inventory of Homes for Sale	39	17	- 56.4%	--	--	--
Months Supply of Inventory	1.0	0.4	- 57.6%	--	--	--
Cumulative Days on Market Until Sale	54	32	- 41.5%	54	32	- 41.5%
Percent of Original List Price Received*	99.6%	99.8%	+ 0.2%	99.6%	99.8%	+ 0.2%
New Listings	30	21	- 30.0%	30	21	- 30.0%

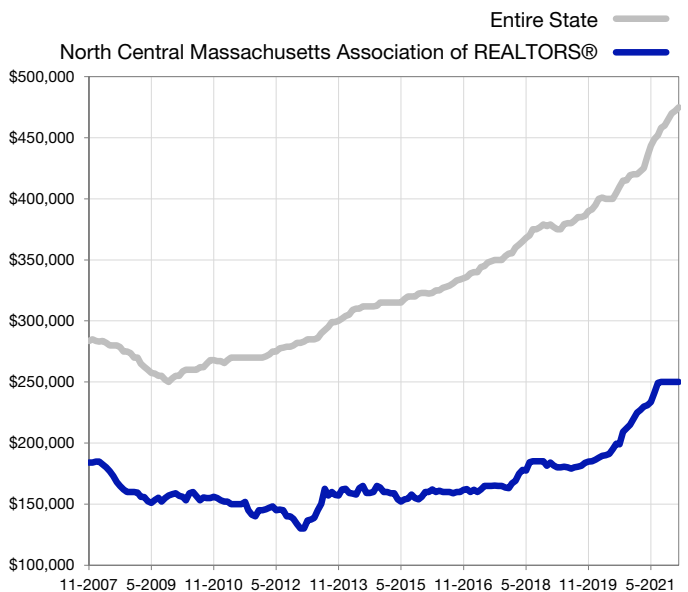
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



North Shore REALTORS®

- 0.6%

+ 12.9%

- 56.2%

Year-Over-Year
Change in
Closed Sales
All Properties

Year-Over-Year
Change in
Median Sales Price
All Properties

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	185	167	- 9.7%	185	167	- 9.7%
Closed Sales	220	225	+ 2.3%	220	225	+ 2.3%
Median Sales Price*	\$533,000	\$585,000	+ 9.8%	\$533,000	\$585,000	+ 9.8%
Inventory of Homes for Sale	233	100	- 57.1%	--	--	--
Months Supply of Inventory	0.7	0.3	- 56.7%	--	--	--
Cumulative Days on Market Until Sale	29	29	- 1.0%	29	29	- 1.0%
Percent of Original List Price Received*	102.6%	101.9%	- 0.7%	102.6%	101.9%	- 0.7%
New Listings	191	161	- 15.7%	191	161	- 15.7%

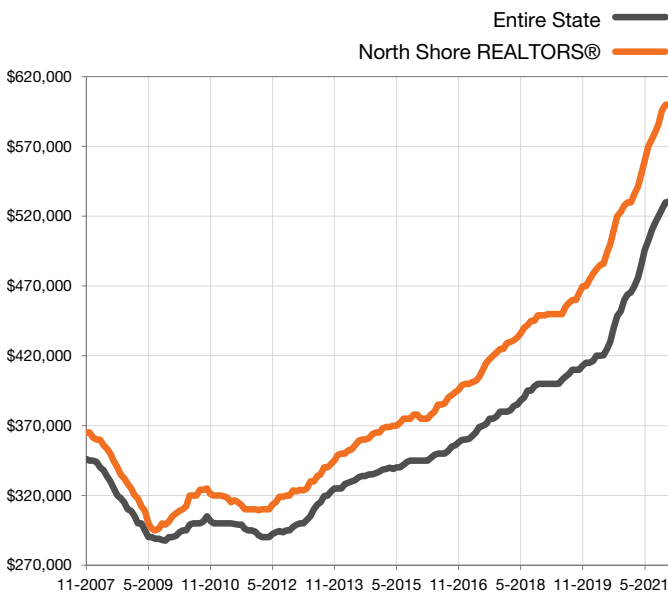
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	130	114	- 12.3%	130	114	- 12.3%
Closed Sales	121	114	- 5.8%	121	114	- 5.8%
Median Sales Price*	\$350,000	\$400,000	+ 14.3%	\$350,000	\$400,000	+ 14.3%
Inventory of Homes for Sale	139	63	- 54.7%	--	--	--
Months Supply of Inventory	0.9	0.4	- 54.7%	--	--	--
Cumulative Days on Market Until Sale	47	38	- 20.6%	47	38	- 20.6%
Percent of Original List Price Received*	99.4%	101.6%	+ 2.3%	99.4%	101.6%	+ 2.3%
New Listings	139	100	- 28.1%	139	100	- 28.1%

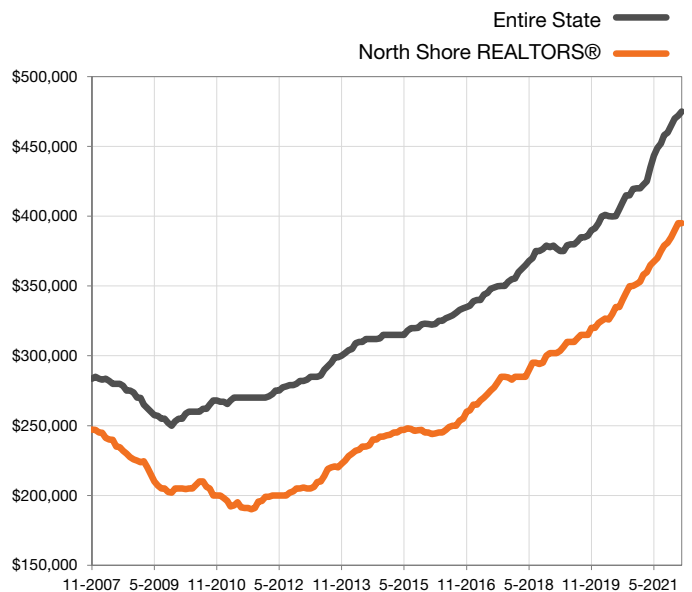
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



Northeast Association of REALTORS®

- 12.3%

+ 15.6%

- 49.8%

Year-Over-Year
Change in
Closed Sales
All Properties

Year-Over-Year
Change in
Median Sales Price
All Properties

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	187	190	+ 1.6%	187	190	+ 1.6%
Closed Sales	219	203	- 7.3%	219	203	- 7.3%
Median Sales Price*	\$487,000	\$550,000	+ 12.9%	\$487,000	\$550,000	+ 12.9%
Inventory of Homes for Sale	182	92	- 49.5%	--	--	--
Months Supply of Inventory	0.6	0.3	- 50.3%	--	--	--
Cumulative Days on Market Until Sale	33	30	- 7.0%	33	30	- 7.0%
Percent of Original List Price Received*	101.3%	102.5%	+ 1.2%	101.3%	102.5%	+ 1.2%
New Listings	208	189	- 9.1%	208	189	- 9.1%

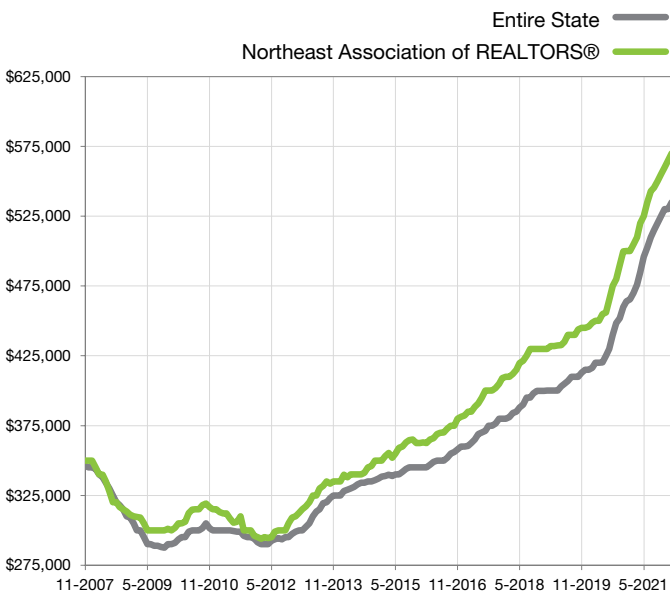
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	88	86	- 2.3%	88	86	- 2.3%
Closed Sales	114	89	- 21.9%	114	89	- 21.9%
Median Sales Price*	\$263,950	\$330,000	+ 25.0%	\$263,950	\$330,000	+ 25.0%
Inventory of Homes for Sale	115	57	- 50.4%	--	--	--
Months Supply of Inventory	0.9	0.4	- 54.5%	--	--	--
Cumulative Days on Market Until Sale	33	31	- 6.4%	33	31	- 6.4%
Percent of Original List Price Received*	99.9%	103.2%	+ 3.3%	99.9%	103.2%	+ 3.3%
New Listings	107	91	- 15.0%	107	91	- 15.0%

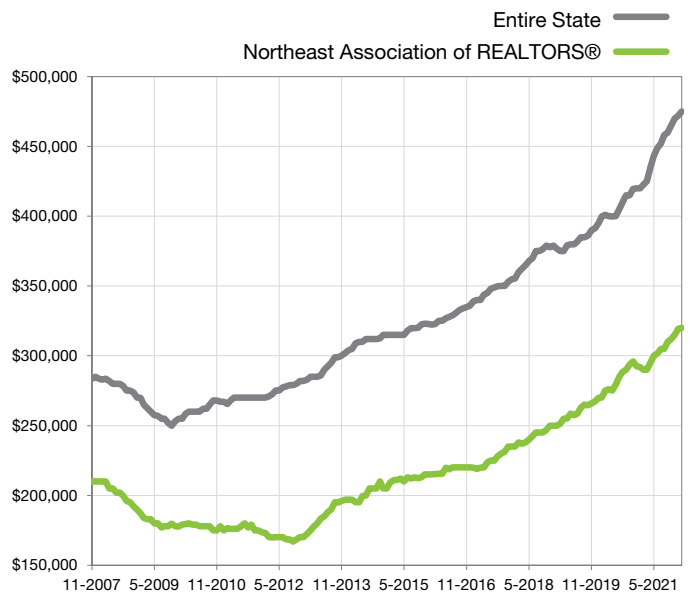
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



REALTOR® Association of Central Massachusetts

- 5.9%

+ 14.5%

- 52.1%

Year-Over-Year
Change in
Closed Sales
All Properties

Year-Over-Year
Change in
Median Sales Price
All Properties

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	323	334	+ 3.4%	323	334	+ 3.4%
Closed Sales	405	380	- 6.2%	405	380	- 6.2%
Median Sales Price*	\$362,000	\$400,663	+ 10.7%	\$362,000	\$400,663	+ 10.7%
Inventory of Homes for Sale	496	220	- 55.6%	--	--	--
Months Supply of Inventory	0.9	0.4	- 54.6%	--	--	--
Cumulative Days on Market Until Sale	38	32	- 14.5%	38	32	- 14.5%
Percent of Original List Price Received*	100.5%	101.2%	+ 0.7%	100.5%	101.2%	+ 0.7%
New Listings	359	269	- 25.1%	359	269	- 25.1%

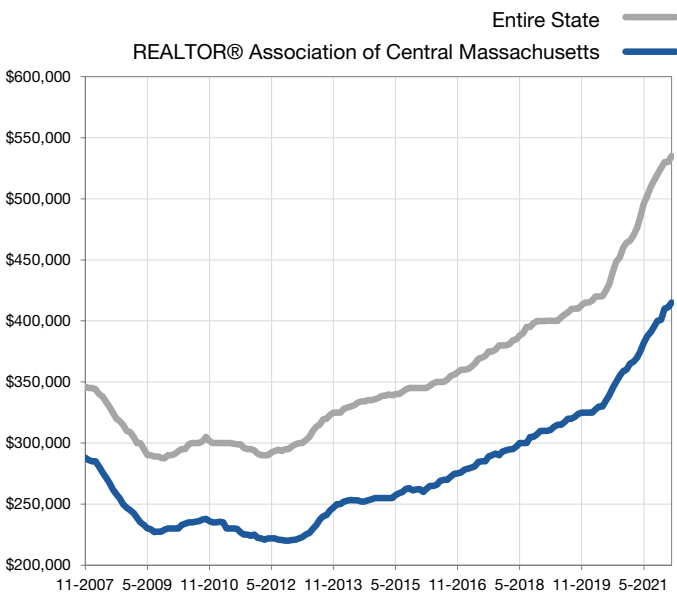
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	128	97	- 24.2%	128	97	- 24.2%
Closed Sales	83	79	- 4.8%	83	79	- 4.8%
Median Sales Price*	\$231,100	\$310,000	+ 34.1%	\$231,100	\$310,000	+ 34.1%
Inventory of Homes for Sale	134	82	- 38.8%	--	--	--
Months Supply of Inventory	1.1	0.6	- 44.3%	--	--	--
Cumulative Days on Market Until Sale	38	25	- 34.4%	38	25	- 34.4%
Percent of Original List Price Received*	100.1%	101.7%	+ 1.6%	100.1%	101.7%	+ 1.6%
New Listings	105	95	- 9.5%	105	95	- 9.5%

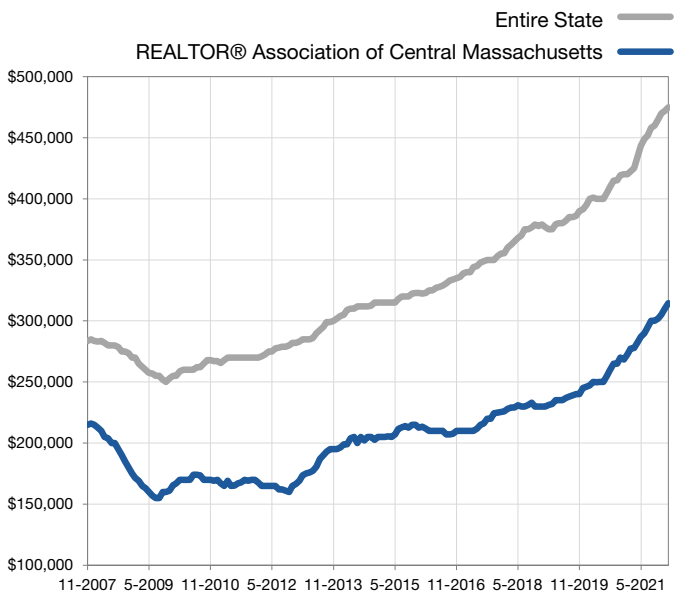
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



REALTOR® Association of Pioneer Valley

- 7.8%

Year-Over-Year
Change in
Closed Sales
All Properties

+ 9.3%

Year-Over-Year
Change in
Median Sales Price
All Properties

- 46.5%

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	399	345	- 13.5%	399	345	- 13.5%
Closed Sales	409	361	- 11.7%	409	361	- 11.7%
Median Sales Price*	\$255,000	\$280,000	+ 9.8%	\$255,000	\$280,000	+ 9.8%
Inventory of Homes for Sale	604	333	- 44.9%	--	--	--
Months Supply of Inventory	1.2	0.7	- 44.6%	--	--	--
Cumulative Days on Market Until Sale	50	36	- 29.0%	50	36	- 29.0%
Percent of Original List Price Received*	98.9%	100.9%	+ 2.0%	98.9%	100.9%	+ 2.0%
New Listings	386	326	- 15.5%	386	326	- 15.5%

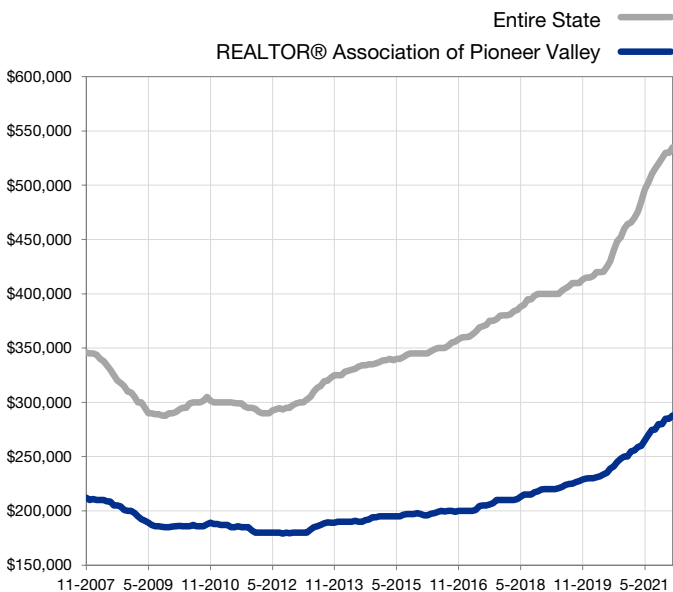
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	62	65	+ 4.8%	62	65	+ 4.8%
Closed Sales	53	65	+ 22.6%	53	65	+ 22.6%
Median Sales Price*	\$149,500	\$235,000	+ 57.2%	\$149,500	\$235,000	+ 57.2%
Inventory of Homes for Sale	115	52	- 54.8%	--	--	--
Months Supply of Inventory	1.7	0.6	- 64.1%	--	--	--
Cumulative Days on Market Until Sale	43	33	- 23.9%	43	33	- 23.9%
Percent of Original List Price Received*	98.7%	101.7%	+ 3.1%	98.7%	101.7%	+ 3.1%
New Listings	76	59	- 22.4%	76	59	- 22.4%

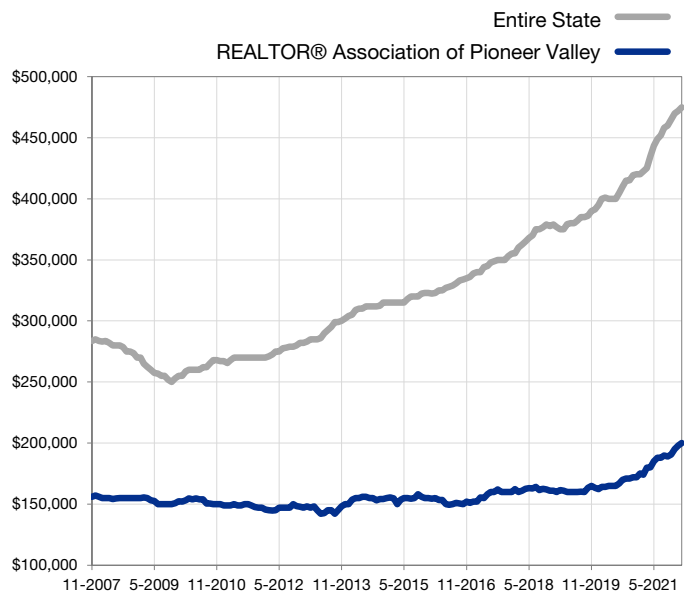
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



Realtor® Association of Southeastern Massachusetts

- 12.9%

+ 13.7%

- 45.8%

Year-Over-Year
Change in
Closed Sales
All Properties

Year-Over-Year
Change in
Median Sales Price
All Properties

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	306	277	- 9.5%	306	277	- 9.5%
Closed Sales	319	295	- 7.5%	319	295	- 7.5%
Median Sales Price*	\$400,000	\$450,000	+ 12.5%	\$400,000	\$450,000	+ 12.5%
Inventory of Homes for Sale	447	236	- 47.2%	--	--	--
Months Supply of Inventory	1.1	0.6	- 45.6%	--	--	--
Cumulative Days on Market Until Sale	37	37	- 1.3%	37	37	- 1.3%
Percent of Original List Price Received*	101.1%	101.1%	+ 0.0%	101.1%	101.1%	+ 0.0%
New Listings	317	288	- 9.1%	317	288	- 9.1%

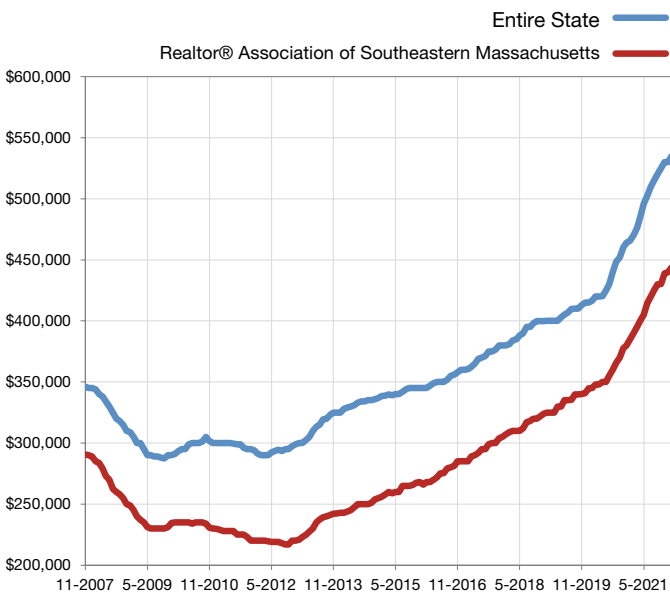
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	56	79	+ 41.1%	56	79	+ 41.1%
Closed Sales	76	49	- 35.5%	76	49	- 35.5%
Median Sales Price*	\$245,000	\$270,000	+ 10.2%	\$245,000	\$270,000	+ 10.2%
Inventory of Homes for Sale	73	46	- 37.0%	--	--	--
Months Supply of Inventory	1.0	0.6	- 35.9%	--	--	--
Cumulative Days on Market Until Sale	42	26	- 39.9%	42	26	- 39.9%
Percent of Original List Price Received*	99.7%	102.7%	+ 3.0%	99.7%	102.7%	+ 3.0%
New Listings	64	71	+ 10.9%	64	71	+ 10.9%

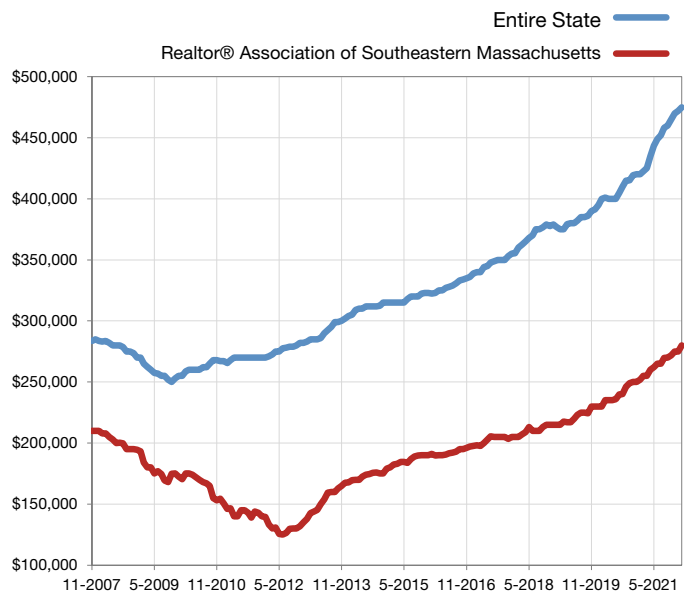
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

South Shore  REALTORS®

Greater Fall River Region

Resources. Relationships. Results.

South Shore REALTORS® Greater Fall River Region

- 14.3%

+ 17.3%

- 43.7%

Year-Over-Year
Change in
Closed Sales
All Properties

Year-Over-Year
Change in
Median Sales Price
All Properties

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	74	59	- 20.3%	74	59	- 20.3%
Closed Sales	80	69	- 13.8%	80	69	- 13.8%
Median Sales Price*	\$332,500	\$400,000	+ 20.3%	\$332,500	\$400,000	+ 20.3%
Inventory of Homes for Sale	130	79	- 39.2%	--	--	--
Months Supply of Inventory	1.4	0.9	- 34.3%	--	--	--
Cumulative Days on Market Until Sale	37	46	+ 24.5%	37	46	+ 24.5%
Percent of Original List Price Received*	100.4%	97.0%	- 3.4%	100.4%	97.0%	- 3.4%
New Listings	88	59	- 33.0%	88	59	- 33.0%

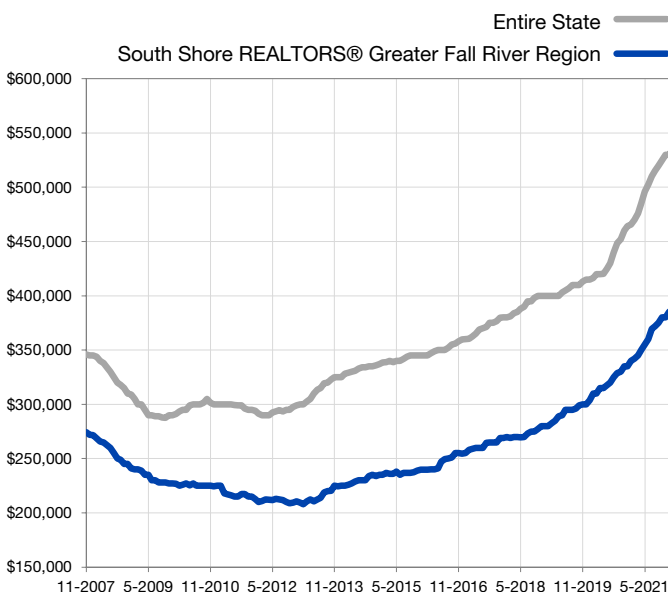
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	10	3	- 70.0%	10	3	- 70.0%
Closed Sales	11	9	- 18.2%	11	9	- 18.2%
Median Sales Price*	\$180,000	\$163,900	- 8.9%	\$180,000	\$163,900	- 8.9%
Inventory of Homes for Sale	28	10	- 64.3%	--	--	--
Months Supply of Inventory	2.9	0.9	- 69.7%	--	--	--
Cumulative Days on Market Until Sale	44	11	- 74.2%	44	11	- 74.2%
Percent of Original List Price Received*	92.9%	100.9%	+ 8.6%	92.9%	100.9%	+ 8.6%
New Listings	11	1	- 90.9%	11	1	- 90.9%

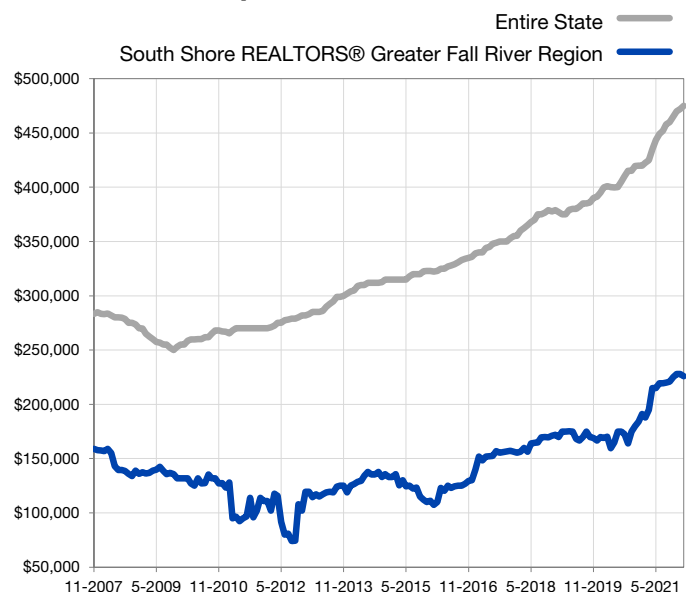
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

South Shore REALTORS®

- 8.7%

+ 9.1%

- 56.4%

Year-Over-Year
Change in
Closed Sales
All Properties

Year-Over-Year
Change in
Median Sales Price
All Properties

Year-Over-Year
Change in
Inventory of Homes
All Properties

Single-Family Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	327	269	- 17.7%	327	269	- 17.7%
Closed Sales	367	327	- 10.9%	367	327	- 10.9%
Median Sales Price*	\$517,000	\$579,000	+ 12.0%	\$517,000	\$579,000	+ 12.0%
Inventory of Homes for Sale	424	199	- 53.1%	--	--	--
Months Supply of Inventory	0.8	0.4	- 49.2%	--	--	--
Cumulative Days on Market Until Sale	39	35	- 10.0%	39	35	- 10.0%
Percent of Original List Price Received*	99.9%	101.4%	+ 1.6%	99.9%	101.4%	+ 1.6%
New Listings	355	267	- 24.8%	355	267	- 24.8%

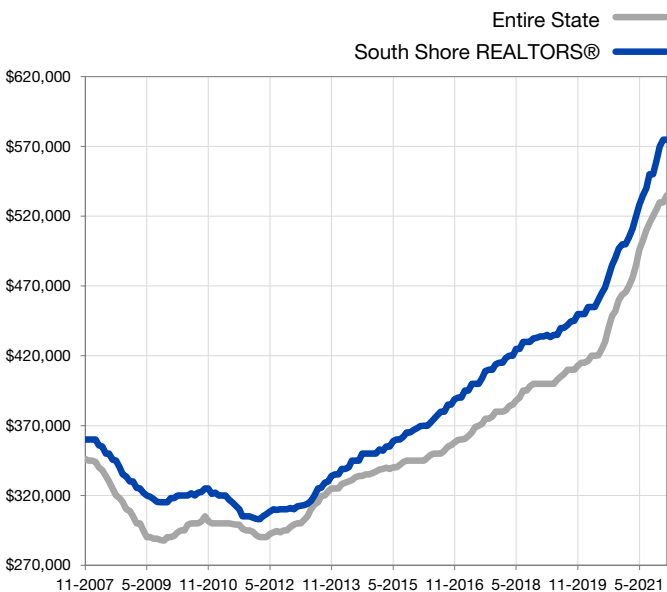
Condominium Properties

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	117	94	- 19.7%	117	94	- 19.7%
Closed Sales	115	113	- 1.7%	115	113	- 1.7%
Median Sales Price*	\$392,000	\$425,000	+ 8.4%	\$392,000	\$425,000	+ 8.4%
Inventory of Homes for Sale	253	96	- 62.1%	--	--	--
Months Supply of Inventory	1.6	0.6	- 64.4%	--	--	--
Cumulative Days on Market Until Sale	56	42	- 25.8%	56	42	- 25.8%
Percent of Original List Price Received*	98.1%	100.1%	+ 2.1%	98.1%	100.1%	+ 2.1%
New Listings	158	101	- 36.1%	158	101	- 36.1%

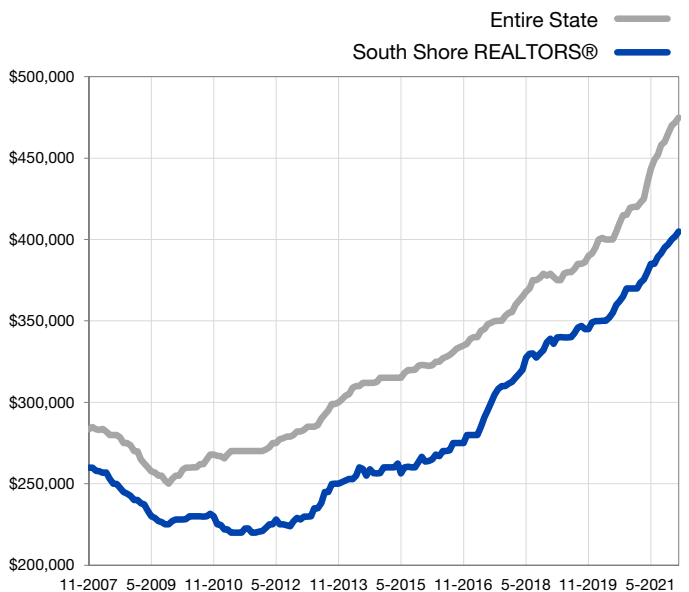
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Median Sales Price BASED ON A ROLLING 12-MONTH AVERAGE

Single-Family Properties



Condominium Properties



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