

## South Shore REALTORS®

**- 25.8%**

**+ 6.6%**

**- 16.4%**

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

	October			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	518	<b>453</b>	- 12.5%	4,985	<b>4,151</b>	- 16.7%
Closed Sales	504	<b>390</b>	- 22.6%	4,804	<b>4,038</b>	- 15.9%
Median Sales Price*	\$555,000	<b>\$582,000</b>	+ 4.9%	\$565,000	<b>\$625,000</b>	+ 10.6%
Inventory of Homes for Sale	741	<b>674</b>	- 9.0%	--	--	--
Months Supply of Inventory	1.5	<b>1.6</b>	+ 7.3%	--	--	--
Cumulative Days on Market Until Sale	33	<b>32</b>	- 3.4%	31	<b>28</b>	- 11.0%
Percent of Original List Price Received*	101.2%	<b>99.9%</b>	- 1.3%	103.1%	<b>102.8%</b>	- 0.3%
New Listings	535	<b>456</b>	- 14.8%	5,862	<b>5,187</b>	- 11.5%

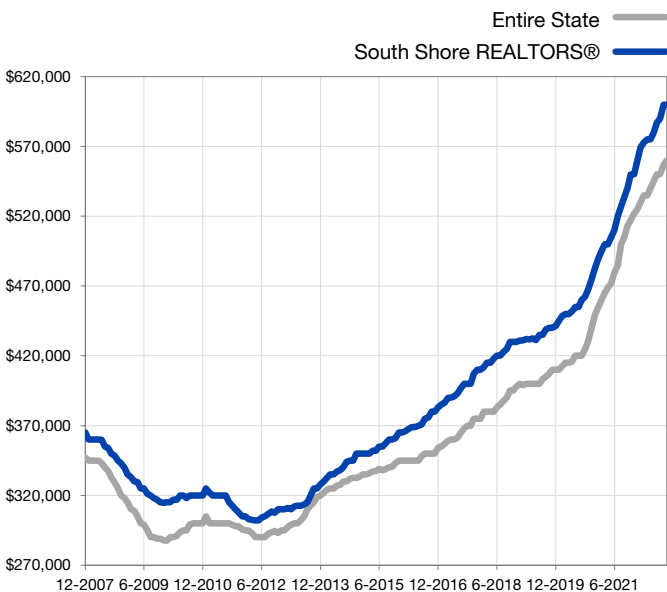
### Condominium Properties

	October			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	175	<b>140</b>	- 20.0%	1,806	<b>1,256</b>	- 30.5%
Closed Sales	182	<b>119</b>	- 34.6%	1,761	<b>1,283</b>	- 27.1%
Median Sales Price*	\$395,000	<b>\$440,000</b>	+ 11.4%	\$400,000	<b>\$430,000</b>	+ 7.5%
Inventory of Homes for Sale	259	<b>162</b>	- 37.5%	--	--	--
Months Supply of Inventory	1.5	<b>1.2</b>	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	34	<b>39</b>	+ 13.6%	41	<b>33</b>	- 20.1%
Percent of Original List Price Received*	101.7%	<b>100.3%</b>	- 1.4%	100.9%	<b>102.4%</b>	+ 1.5%
New Listings	150	<b>120</b>	- 20.0%	2,145	<b>1,481</b>	- 31.0%

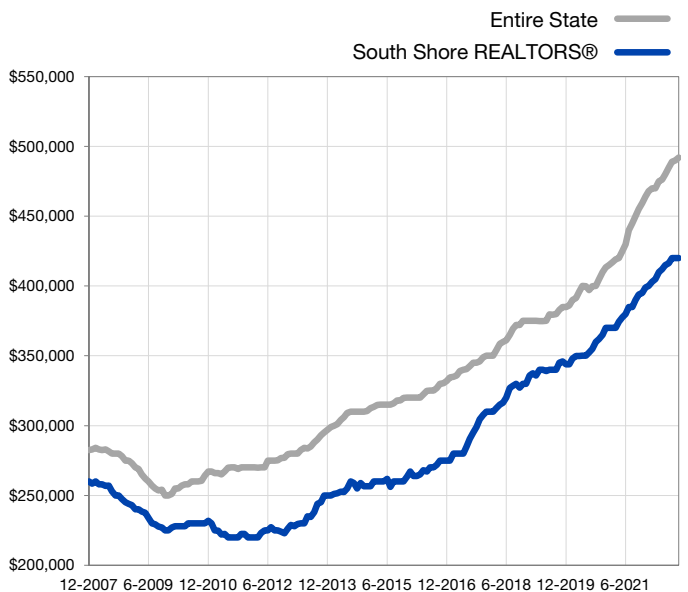
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.