

North Shore REALTORS®

- 29.3%

+ 2.0%

- 24.0%

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	374	320	- 14.4%	3,345	2,866	- 14.3%
Closed Sales	382	276	- 27.7%	3,200	2,778	- 13.2%
Median Sales Price*	\$595,000	\$602,000	+ 1.2%	\$600,000	\$625,000	+ 4.2%
Inventory of Homes for Sale	452	385	- 14.8%	--	--	--
Months Supply of Inventory	1.4	1.3	- 2.2%	--	--	--
Cumulative Days on Market Until Sale	25	31	+ 23.1%	27	25	- 7.3%
Percent of Original List Price Received*	103.0%	100.1%	- 2.8%	104.9%	104.2%	- 0.7%
New Listings	344	299	- 13.1%	3,873	3,482	- 10.1%

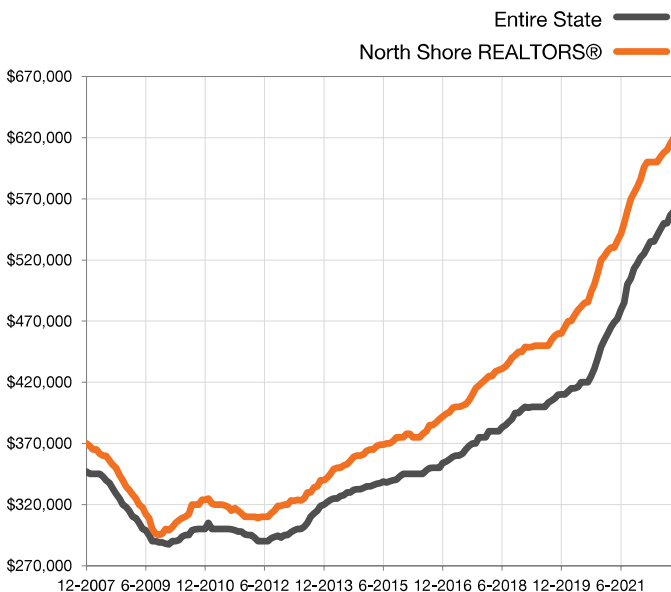
Condominium Properties

	October			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	187	139	- 25.7%	1,624	1,347	- 17.1%
Closed Sales	143	95	- 33.6%	1,520	1,324	- 12.9%
Median Sales Price*	\$355,000	\$430,000	+ 21.1%	\$388,000	\$425,000	+ 9.5%
Inventory of Homes for Sale	247	146	- 40.9%	--	--	--
Months Supply of Inventory	1.5	1.0	- 33.8%	--	--	--
Cumulative Days on Market Until Sale	28	29	+ 4.0%	31	29	- 4.5%
Percent of Original List Price Received*	101.7%	101.8%	+ 0.1%	102.3%	103.3%	+ 1.0%
New Listings	186	131	- 29.6%	1,889	1,523	- 19.4%

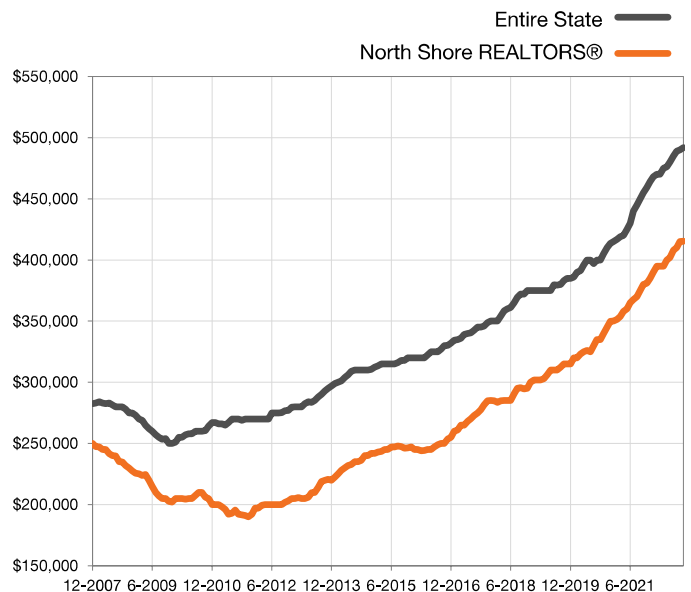
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.