

## North Shore REALTORS®

**- 16.7%**

**+ 6.7%**

**- 32.5%**

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

	September			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	370	<b>346</b>	- 6.5%	2,971	<b>2,606</b>	- 12.3%
Closed Sales	383	<b>327</b>	- 14.6%	2,818	<b>2,499</b>	- 11.3%
Median Sales Price*	\$613,000	<b>\$640,000</b>	+ 4.4%	\$600,000	<b>\$630,000</b>	+ 5.0%
Inventory of Homes for Sale	540	<b>403</b>	- 25.4%	--	--	--
Months Supply of Inventory	1.6	<b>1.3</b>	- 15.9%	--	--	--
Cumulative Days on Market Until Sale	26	<b>27</b>	+ 7.6%	27	<b>24</b>	- 11.2%
Percent of Original List Price Received*	104.3%	<b>101.6%</b>	- 2.6%	105.2%	<b>104.7%</b>	- 0.5%
New Listings	466	<b>371</b>	- 20.4%	3,529	<b>3,184</b>	- 9.8%

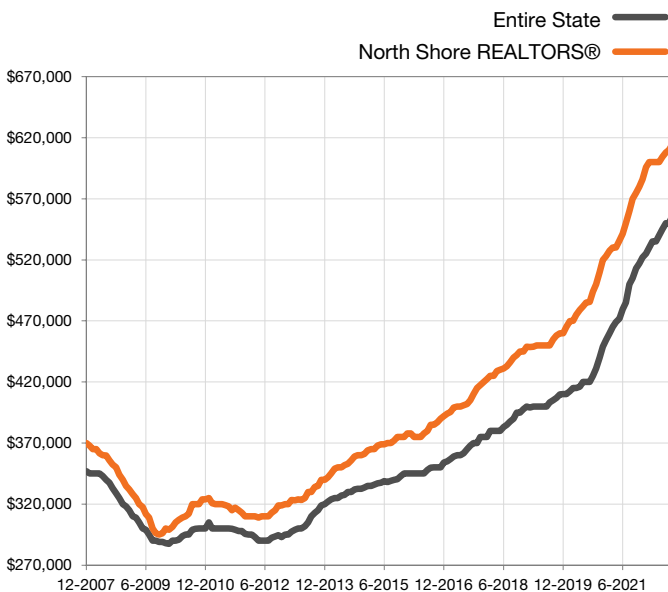
### Condominium Properties

	September			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	162	<b>123</b>	- 24.1%	1,438	<b>1,227</b>	- 14.7%
Closed Sales	180	<b>142</b>	- 21.1%	1,377	<b>1,226</b>	- 11.0%
Median Sales Price*	\$404,000	<b>\$430,100</b>	+ 6.5%	\$390,000	<b>\$423,250</b>	+ 8.5%
Inventory of Homes for Sale	273	<b>146</b>	- 46.5%	--	--	--
Months Supply of Inventory	1.7	<b>1.0</b>	- 39.9%	--	--	--
Cumulative Days on Market Until Sale	23	<b>28</b>	+ 21.5%	31	<b>29</b>	- 5.3%
Percent of Original List Price Received*	103.3%	<b>101.5%</b>	- 1.8%	102.4%	<b>103.5%</b>	+ 1.1%
New Listings	206	<b>153</b>	- 25.7%	1,703	<b>1,396</b>	- 18.0%

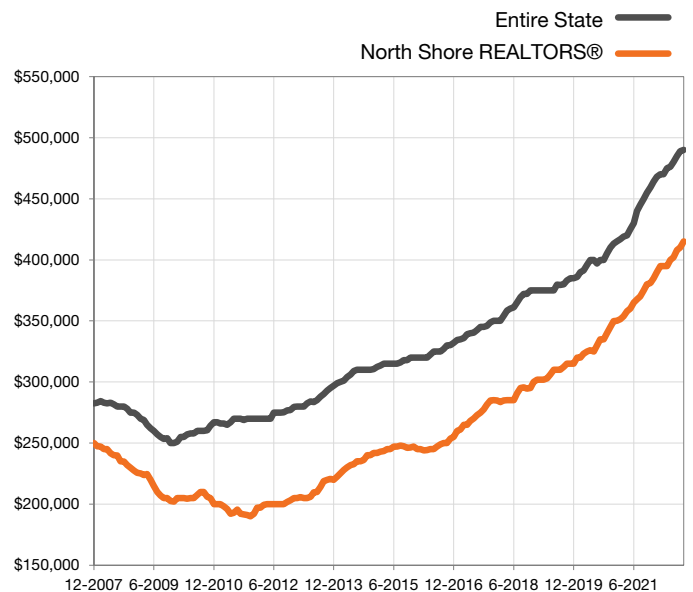
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.