

Sold Market Analysis

This Year: 1/1/2023 to 10/31/2023

Last Year: 1/1/2022 to 10/31/2022

Report Date: 11/9/2023

Residential															
Registry	Total Active			Number Sold			Sold Volume			Median Sale Price			Days On Market		
	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg
Middle Registry	856	802	-6	603	510	-15	\$238,050,440	\$215,993,004	-9	\$297,000	\$330,000	11	85	81	-4
North Registry	423	382	-9	283	266	-6	\$93,550,206	\$84,490,790	-9	\$259,900	\$250,000	-3	98	94	-4
South Registry	381	327	-14	231	155	-32	\$179,622,548	\$133,068,174	-25	\$579,000	\$630,000	8	117	120	2
Residential Totals:	1660	1511	-8	1117	931	-16	\$511,223,194	\$433,551,968	-15	\$326,500	\$335,000	2	95	91	-4
MultiFamily															
Registry	Total Active			Number Sold			Sold Volume			Median Sale Price			Days On Market		
	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg
Middle Registry	219	160	-26	124	88	-29	\$26,687,225	\$22,272,200	-16	\$196,500	\$235,000	19	118	91	-22
North Registry	101	100	0	62	65	4	\$11,542,300	\$13,143,193	13	\$175,000	\$175,000	0	106	100	-5
South Registry	19	17	-10	4	4	0	\$1,482,500	\$3,189,000	115	\$387,500	\$847,500	118	194	169	-12
MultiFamily Totals:	339	277	-18	190	157	-17	\$39,712,025	\$38,604,393	-2	\$187,000	\$205,000	9	116	97	-16
Land															
Registry	Total Active			Number Sold			Sold Volume			Median Sale Price			Days On Market		
	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg
Middle Registry	383	307	-19	77	69	-10	\$7,271,550	\$9,634,770	32	\$55,000	\$55,000	0	268	236	-11
North Registry	177	126	-28	48	43	-10	\$3,154,200	\$5,478,250	73	\$55,950	\$70,000	25	320	329	2
South Registry	159	121	-23	49	30	-38	\$8,292,510	\$5,561,000	-32	\$110,000	\$154,500	40	596	409	-31
Land Totals:	719	554	-22	174	142	-18	\$18,718,260	\$20,674,020	10	\$65,000	\$72,500	11	375	301	-19



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Commercial															
Registry	Total Active			Number Sold			Sold Volume			Median Sale Price			Days On Market		
	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg
Middle Registry	106	95	-10	27	16	-40	\$14,895,400	\$12,569,800	-15	\$297,400	\$447,500	50	206	213	3
North Registry	42	43	2	13	13	0	\$4,546,900	\$4,764,900	4	\$350,000	\$255,000	-37	289	277	-4
South Registry	56	57	1	9	12	33	\$5,772,500	\$9,761,150	69	\$625,000	\$803,275	28	268	274	2
Commercial Totals:	204	195	-4	49	41	-16	\$25,214,800	\$27,095,850	7	\$335,000	\$375,000	11	240	251	4
Condominium															
Registry	Total Active			Number Sold			Sold Volume			Median Sale Price			Days On Market		
	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg	YTD 2022	YTD 2023	% Chg
Middle Registry	105	91	-13	72	71	-1	\$29,809,293	\$31,925,199	7	\$309,950	\$346,500	11	113	98	-13
North Registry	78	70	-10	57	48	-15	\$16,879,861	\$19,784,500	17	\$275,000	\$310,000	12	94	103	9
South Registry	13	12	-7	11	4	-63	\$5,200,000	\$3,661,250	-29	\$480,000	\$800,000	66	151	98	-35
Condominium Totals:	196	173	-11	140	123	-12	\$51,889,154	\$55,370,949	6	\$294,050	\$346,500	17	108	100	-7
Grand Totals	3,118	2,710	-13	1,670	1,394	-17	\$646,757,433	\$575,297,180	-11	\$277,000	\$290,750	5	132	119	-9

