



COMPASS

Journal Square Market Insights

JANUARY 2023

-28%

DECREASE IN SALES
COMPARED TO
JANUARY 2022

-39.1%

DECREASE IN
AVERAGE DOM
COMPARED TO
JANUARY 2022

-15.6%

DECREASE IN
AVERAGE PRICE
COMPARED TO
JANUARY 2022

-23.9%

DECREASE IN
MEDIAN PRICE
COMPARED TO
JANUARY 2022

		JAN 2023	JAN 2022	%Δ
Overall	AVERAGE DOM	28	46	-39%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$433,667	\$513,576	-15.6%
	# OF SALES	18	25	-28.0%
	# OF CONTRACTS	20	36	-44.4%
	NEW LISTINGS	30	75	-60%
Houses	AVERAGE DOM	19	34	-44%
	% OF ASKING PRICE	104%	101%	
	AVERAGE SOLD PRICE	\$777,125	\$700,000	11%
	# OF SALES	4	7	-42.9%
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	2	6	-67%
Condo/Co-op/TH	AVERAGE DOM	31	51	-39%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$335,536	\$441,078	-24%
	# OF SALES	14	18	-22.2%
	# OF CONTRACTS	19	34	-44%
	NEW LISTINGS	28	69	-59%

* DOM, PPSF, and Δ are abbreviations for Days On Market, Price Per Square Foot, and Percentage Change, respectively.

Source(s): HudsonMLS, Jan. 2022 - Jan. 2023