



COMPASS

August 2022

Somerville Market Insights

Somerville

AUGUST 2022

UNDER CONTRACT

19
Total
Properties

\$452K
Average
Price

\$435K
Median
Price

111%
Increase From
Aug 2021

15%
Increase From
Aug 2021

7%
Increase From
Aug 2021

UNITS SOLD

11
Total
Properties

\$504K
Average
Price

\$485K
Median
Price

38%
Increase From
Aug 2021

28%
Increase From
Aug 2021

23%
Increase From
Aug 2021

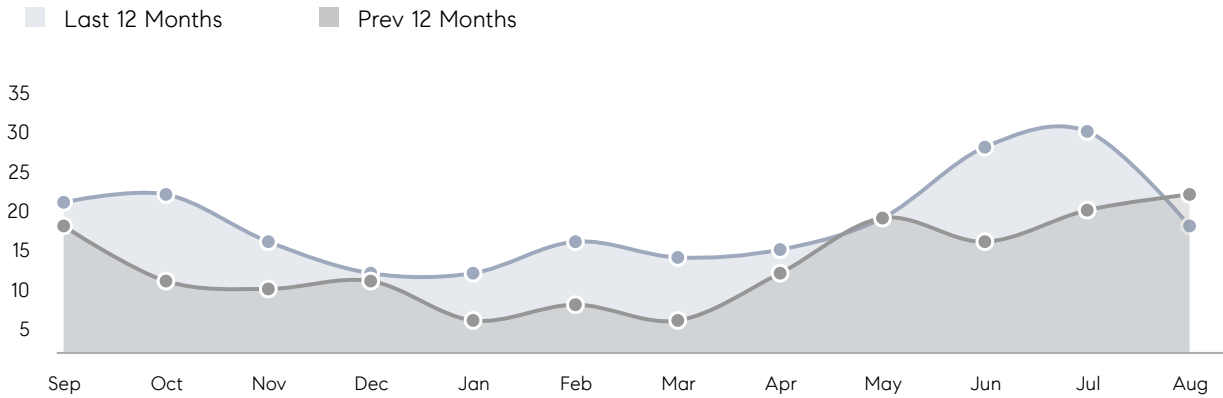
Property Statistics

| | | Aug 2022 | Aug 2021 | % Change |
|----------------|--------------------|-----------|-----------|----------|
| Overall | AVERAGE DOM | 20 | 32 | -37% |
| | % OF ASKING PRICE | 104% | 102% | |
| | AVERAGE SOLD PRICE | \$504,136 | \$393,013 | 28.3% |
| | # OF CONTRACTS | 19 | 9 | 111.1% |
| | NEW LISTINGS | 7 | 14 | -50% |
| Houses | AVERAGE DOM | 20 | 36 | -44% |
| | % OF ASKING PRICE | 104% | 102% | |
| | AVERAGE SOLD PRICE | \$504,136 | \$423,167 | 19% |
| | # OF CONTRACTS | 18 | 9 | 100% |
| | NEW LISTINGS | 5 | 13 | -62% |
| Condo/Co-op/TH | AVERAGE DOM | - | 18 | - |
| | % OF ASKING PRICE | - | 104% | |
| | AVERAGE SOLD PRICE | - | \$302,550 | - |
| | # OF CONTRACTS | 1 | 0 | 0% |
| | NEW LISTINGS | 2 | 1 | 100% |

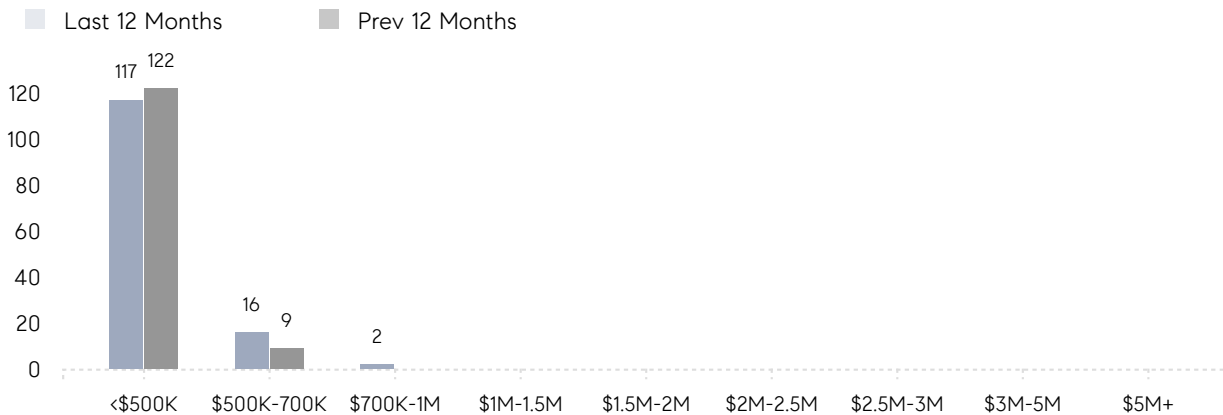
Somerville

AUGUST 2022

Monthly Inventory



Contracts By Price Range



Listings By Price Range





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