



COMPASS

November 2022

Somerville Market Insights

Somerville

NOVEMBER 2022

UNDER CONTRACT

6
Total
Properties

\$488K
Average
Price

\$466K
Median
Price

-40%
Decrease From
Nov 2021

36%
Increase From
Nov 2021

26%
Increase From
Nov 2021

UNITS SOLD

15
Total
Properties

\$438K
Average
Price

\$440K
Median
Price

150%
Increase From
Nov 2021

6%
Increase From
Nov 2021

14%
Increase From
Nov 2021

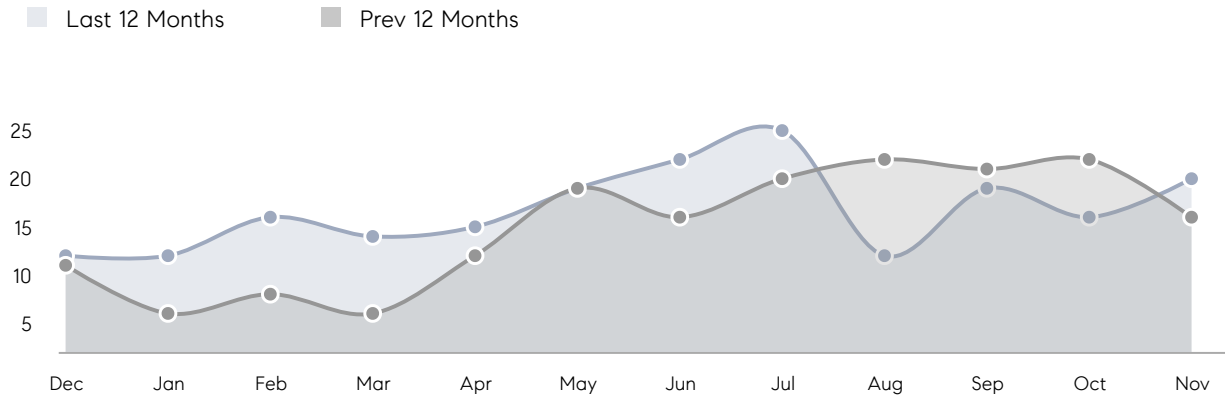
Property Statistics

		Nov 2022	Nov 2021	% Change
Overall	AVERAGE DOM	37	44	-16%
	% OF ASKING PRICE	101%	98%	
	AVERAGE SOLD PRICE	\$438,234	\$413,083	6.1%
	# OF CONTRACTS	6	10	-40.0%
	NEW LISTINGS	10	8	25%
Houses	AVERAGE DOM	37	44	-16%
	% OF ASKING PRICE	102%	98%	
	AVERAGE SOLD PRICE	\$432,923	\$413,083	5%
	# OF CONTRACTS	2	10	-80%
	NEW LISTINGS	7	8	-12%
Condo/Co-op/TH	AVERAGE DOM	38	-	-
	% OF ASKING PRICE	96%	-	
	AVERAGE SOLD PRICE	\$472,755	-	-
	# OF CONTRACTS	4	0	0%
	NEW LISTINGS	3	0	0%

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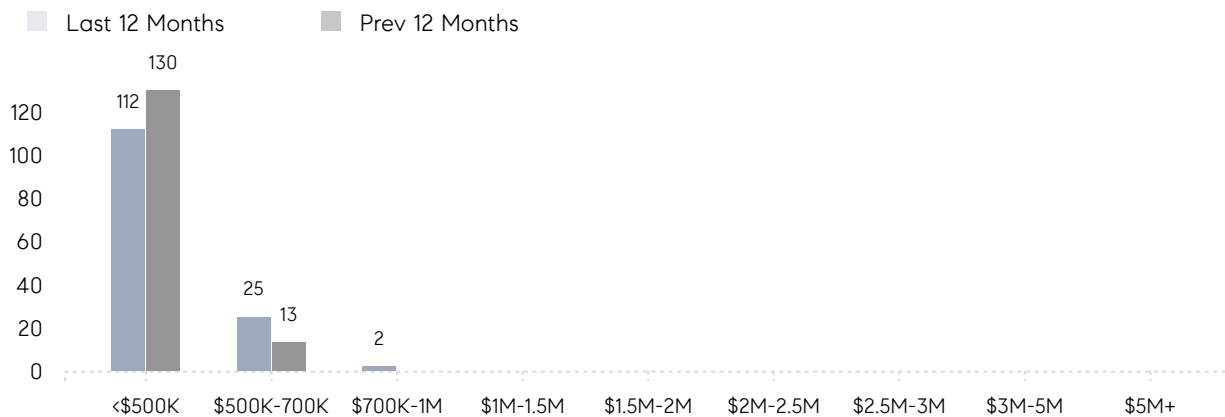
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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