



Newburyport February Housing Market

March, 2020

Sellers Market	Average Sales Price	Days on Market	Closed Sales
February, 2020	\$777,150 ↑ 19%	205	6

The #s above are for Essex County (We can get them for you for each town)

Home Maintenance Tips

- Seal foundation cracks
- Orient gutter downspouts so water drains away from house
- Eliminate pests & associated debris (ie mice & nests)
- Clean the AC condenser
- Clean-up yard and mulch beds
- Clean and repair outdoor decks

A Term to Know...

Absorption Rate

The "Absorption Rate" is the rate at which all the homes on the market would be sold and no inventory would be left for purchase. Housing market gurus typically say in a healthy market there are an equal number of homes sold and purchased, if inventory is less than 6 months it is a "seller's" market, more than 7 months it is a "buyer's" market. Prices for the buyer are typically higher in a seller's market than in a buyer's market. Buyers always control the average price and sellers control the inventory.

March Curb Appeal

If you forgot to plant or don't have a spot for spring bulbs, planter boxes are a perfect solution. Add some happy to the entrance to your home!



Thank you to Foter.com (Left), Stone Gable Winter Wreath (right)

Community Interest

Get in your last days of dog walking on the Newburyport/Newbury beaches. Other options are Maudslay Park, Oak Hill, and Rough Meadows to change it up!

