

Local Market Update – October 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dalton

Single-Family Properties

Key Metrics	October			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	6	4	- 33.3%	71	40	- 43.7%
Closed Sales	8	4	- 50.0%	66	45	- 31.8%
Median Sales Price*	\$275,750	\$309,000	+ 12.1%	\$245,250	\$287,500	+ 17.2%
Inventory of Homes for Sale	16	12	- 25.0%	--	--	--
Months Supply of Inventory	2.6	2.7	+ 3.8%	--	--	--
Cumulative Days on Market Until Sale	62	52	- 16.1%	68	79	+ 16.2%
Percent of Original List Price Received*	101.1%	102.1%	+ 1.0%	100.0%	101.3%	+ 1.3%
New Listings	10	2	- 80.0%	89	51	- 42.7%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

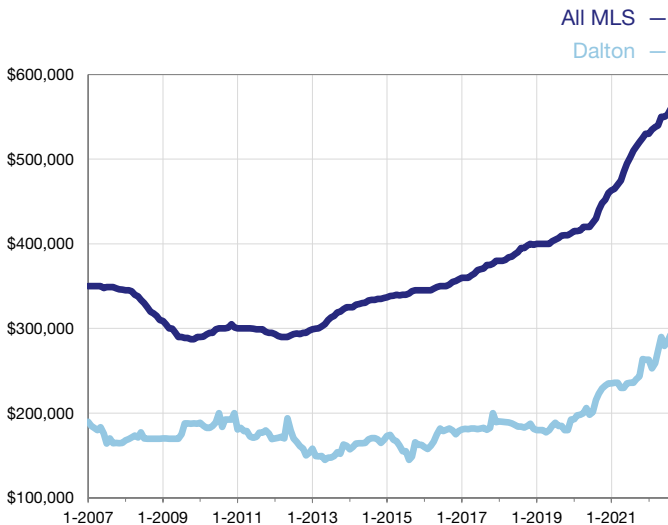
Condominium Properties

Key Metrics	October			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	2	0	- 100.0%	8	6	- 25.0%
Closed Sales	1	1	0.0%	7	5	- 28.6%
Median Sales Price*	\$168,500	\$179,960	+ 6.8%	\$168,500	\$226,833	+ 34.6%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	73	76	+ 4.1%	111	101	- 9.0%
Percent of Original List Price Received*	94.1%	100.0%	+ 6.3%	98.4%	97.4%	- 1.0%
New Listings	2	0	- 100.0%	8	6	- 25.0%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation

