

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Clarksburg

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	1	0.0%	15	19	+ 26.7%
Closed Sales	1	3	+ 200.0%	15	18	+ 20.0%
Median Sales Price*	\$145,900	\$242,000	+ 65.9%	\$178,000	\$266,750	+ 49.9%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	0.4	2.3	+ 475.0%	--	--	--
Cumulative Days on Market Until Sale	21	82	+ 290.5%	90	97	+ 7.8%
Percent of Original List Price Received*	100.0%	92.4%	- 7.6%	94.9%	89.4%	- 5.8%
New Listings	0	1	--	15	29	+ 93.3%

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

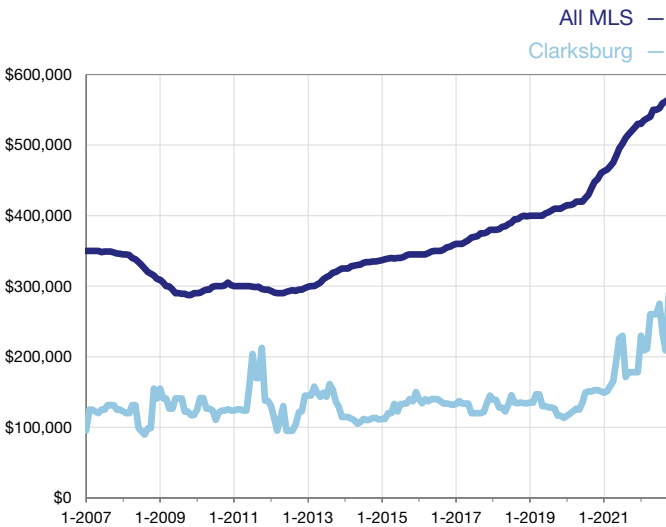
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	0	--	2	0	- 100.0%
Closed Sales	0	0	--	2	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$71,450	\$0	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	67	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	93.0%	0.0%	- 100.0%
New Listings	0	0	--	2	0	- 100.0%

* 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

