

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

East Brookfield

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	3	+ 200.0%	27	28	+ 3.7%
Closed Sales	1	3	+ 200.0%	29	29	0.0%
Median Sales Price*	\$534,000	\$350,000	- 34.5%	\$350,000	\$348,000	- 0.6%
Inventory of Homes for Sale	2	7	+ 250.0%	--	--	--
Months Supply of Inventory	0.8	2.8	+ 250.0%	--	--	--
Cumulative Days on Market Until Sale	88	14	- 84.1%	53	23	- 56.6%
Percent of Original List Price Received*	93.7%	100.6%	+ 7.4%	99.0%	99.4%	+ 0.4%
New Listings	0	3	--	25	35	+ 40.0%

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

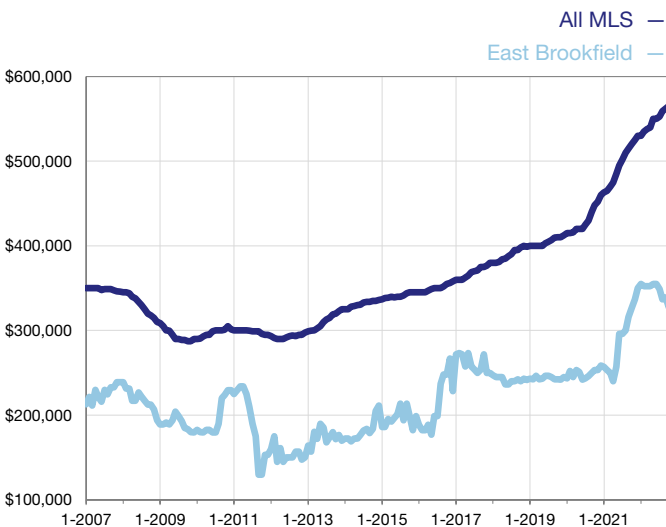
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	0	--	1	0	- 100.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$235,000	\$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	--	25	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	111.9%	0.0%	- 100.0%
New Listings	0	0	--	1	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

