

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Stoughton

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	11	13	+ 18.2%	266	210	- 21.1%
Closed Sales	23	14	- 39.1%	270	216	- 20.0%
Median Sales Price*	\$490,000	\$549,000	+ 12.0%	\$500,000	\$550,000	+ 10.0%
Inventory of Homes for Sale	17	23	+ 35.3%	--	--	--
Months Supply of Inventory	0.8	1.3	+ 62.5%	--	--	--
Cumulative Days on Market Until Sale	37	40	+ 8.1%	22	26	+ 18.2%
Percent of Original List Price Received*	103.0%	95.8%	- 7.0%	105.8%	103.4%	- 2.3%
New Listings	8	9	+ 12.5%	303	256	- 15.5%

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

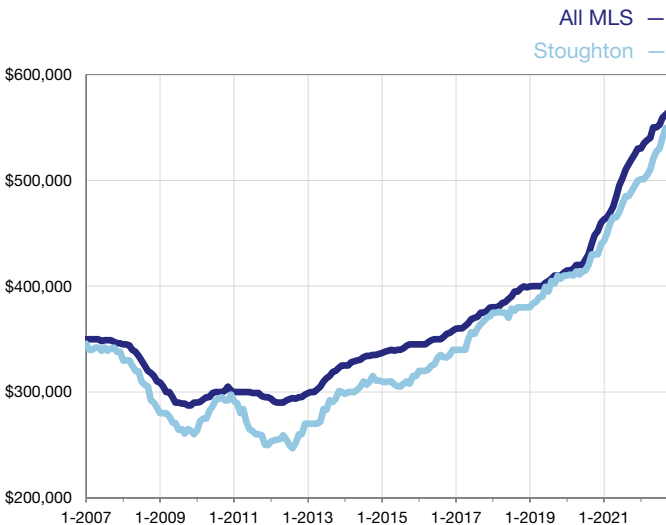
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	6	6	0.0%	104	86	- 17.3%
Closed Sales	12	4	- 66.7%	109	88	- 19.3%
Median Sales Price*	\$295,750	\$387,500	+ 31.0%	\$331,000	\$380,125	+ 14.8%
Inventory of Homes for Sale	6	4	- 33.3%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	29	54	+ 86.2%	23	23	0.0%
Percent of Original List Price Received*	100.2%	95.6%	- 4.6%	102.1%	103.2%	+ 1.1%
New Listings	6	3	- 50.0%	116	95	- 18.1%

* 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

