

# Local Market Update – January 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Ashland

### Single-Family Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	6	2	- 66.7%	6	2	- 66.7%
Closed Sales	12	4	- 66.7%	12	4	- 66.7%
Median Sales Price*	\$607,500	<b>\$880,000</b>	+ 44.9%	\$607,500	<b>\$880,000</b>	+ 44.9%
Inventory of Homes for Sale	7	3	- 57.1%	--	--	--
Months Supply of Inventory	0.5	<b>0.2</b>	- 60.0%	--	--	--
Cumulative Days on Market Until Sale	27	<b>19</b>	- 29.6%	27	<b>19</b>	- 29.6%
Percent of Original List Price Received*	99.7%	<b>101.3%</b>	+ 1.6%	99.7%	<b>101.3%</b>	+ 1.6%
New Listings	10	3	- 70.0%	10	3	- 70.0%

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

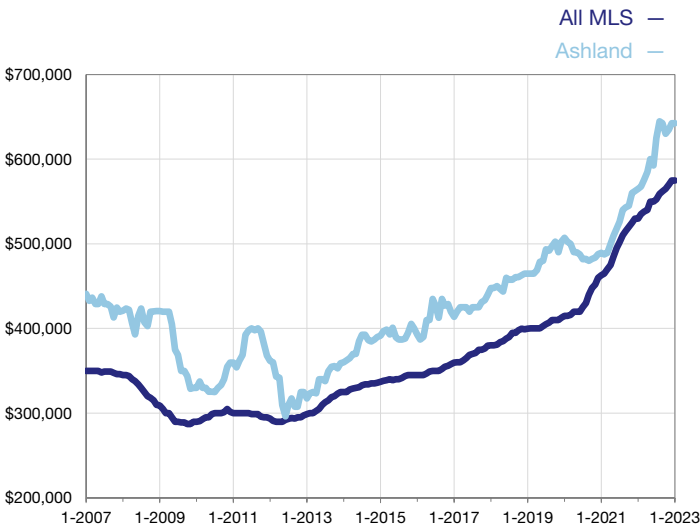
### Condominium Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	5	+ 66.7%	3	5	+ 66.7%
Closed Sales	2	6	+ 200.0%	2	6	+ 200.0%
Median Sales Price*	\$582,500	<b>\$532,450</b>	- 8.6%	\$582,500	<b>\$532,450</b>	- 8.6%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	0.6	<b>0.3</b>	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	14	<b>42</b>	+ 200.0%	14	<b>42</b>	+ 200.0%
Percent of Original List Price Received*	109.6%	<b>95.2%</b>	- 13.1%	109.6%	<b>95.2%</b>	- 13.1%
New Listings	6	5	- 16.7%	6	5	- 16.7%

\* 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

