

# Local Market Update – January 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Bedford

### Single-Family Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	4	+ 33.3%	3	4	+ 33.3%
Closed Sales	8	4	- 50.0%	8	4	- 50.0%
Median Sales Price*	\$718,000	<b>\$722,500</b>	+ 0.6%	\$718,000	<b>\$722,500</b>	+ 0.6%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	0.4	<b>0.8</b>	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	47	<b>89</b>	+ 89.4%	47	<b>89</b>	+ 89.4%
Percent of Original List Price Received*	96.4%	<b>95.2%</b>	- 1.2%	96.4%	<b>95.2%</b>	- 1.2%
New Listings	6	6	0.0%	6	6	0.0%

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

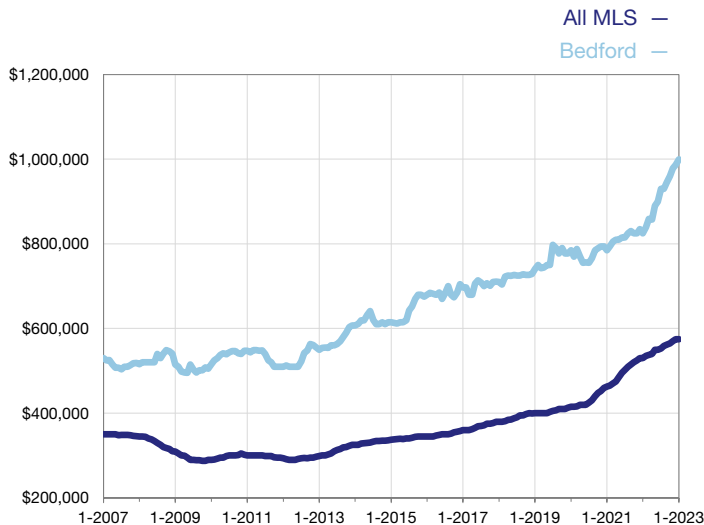
### Condominium Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	0	- 100.0%	3	0	- 100.0%
Closed Sales	0	2	--	0	2	--
Median Sales Price*	\$0	<b>\$583,750</b>	--	\$0	<b>\$583,750</b>	--
Inventory of Homes for Sale	7	1	- 85.7%	--	--	--
Months Supply of Inventory	1.9	<b>0.3</b>	- 84.2%	--	--	--
Cumulative Days on Market Until Sale	0	<b>77</b>	--	0	<b>77</b>	--
Percent of Original List Price Received*	0.0%	<b>96.8%</b>	--	0.0%	<b>96.8%</b>	--
New Listings	6	0	- 100.0%	6	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

