

Local Market Update – January 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Ludlow

Single-Family Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	14	+ 55.6%	9	14	+ 55.6%
Closed Sales	12	6	- 50.0%	12	6	- 50.0%
Median Sales Price*	\$292,750	\$265,950	- 9.2%	\$292,750	\$265,950	- 9.2%
Inventory of Homes for Sale	18	15	- 16.7%	--	--	--
Months Supply of Inventory	1.0	1.2	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	27	57	+ 111.1%	27	57	+ 111.1%
Percent of Original List Price Received*	101.3%	93.2%	- 8.0%	101.3%	93.2%	- 8.0%
New Listings	8	12	+ 50.0%	8	12	+ 50.0%

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

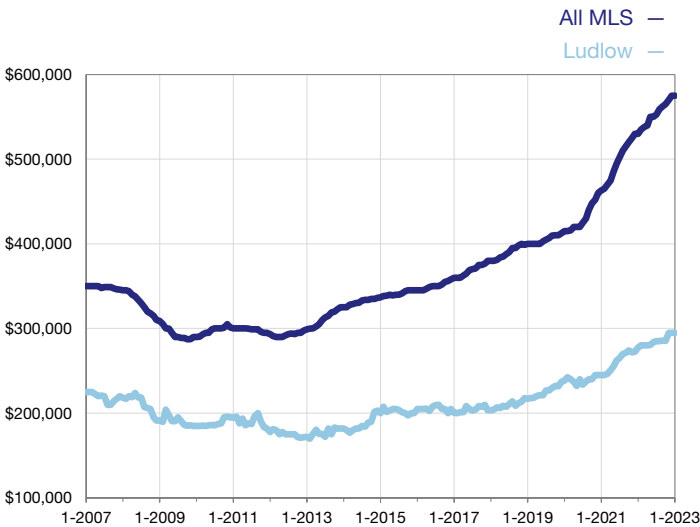
Condominium Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	2	- 33.3%	3	2	- 33.3%
Closed Sales	3	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$325,000	\$0	- 100.0%	\$325,000	\$0	- 100.0%
Inventory of Homes for Sale	5	7	+ 40.0%	--	--	--
Months Supply of Inventory	2.0	2.3	+ 15.0%	--	--	--
Cumulative Days on Market Until Sale	31	0	- 100.0%	31	0	- 100.0%
Percent of Original List Price Received*	99.9%	0.0%	- 100.0%	99.9%	0.0%	- 100.0%
New Listings	1	3	+ 200.0%	1	3	+ 200.0%

* 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

