

# Local Market Update – January 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Sterling

### Single-Family Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	3	+ 200.0%	1	3	+ 200.0%
Closed Sales	4	1	- 75.0%	4	1	- 75.0%
Median Sales Price*	\$354,000	<b>\$950,000</b>	+ 168.4%	\$354,000	<b>\$950,000</b>	+ 168.4%
Inventory of Homes for Sale	11	8	- 27.3%	--	--	--
Months Supply of Inventory	1.6	<b>1.2</b>	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	27	<b>28</b>	+ 3.7%	27	<b>28</b>	+ 3.7%
Percent of Original List Price Received*	97.5%	<b>97.9%</b>	+ 0.4%	97.5%	<b>97.9%</b>	+ 0.4%
New Listings	4	2	- 50.0%	4	2	- 50.0%

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

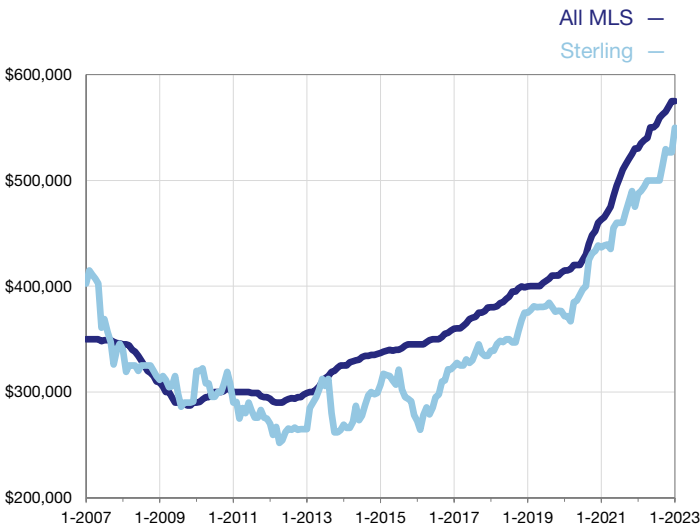
### Condominium Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	8	+ 166.7%	3	8	+ 166.7%
Closed Sales	0	1	--	0	1	--
Median Sales Price*	\$0	<b>\$469,053</b>	--	\$0	<b>\$469,053</b>	--
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	<b>0.6</b>	--	--	--	--
Cumulative Days on Market Until Sale	0	<b>21</b>	--	0	<b>21</b>	--
Percent of Original List Price Received*	0.0%	<b>100.9%</b>	--	0.0%	<b>100.9%</b>	--
New Listings	2	3	+ 50.0%	2	3	+ 50.0%

\* 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

