

# Local Market Update – September 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Stoughton

### Single-Family Properties

Key Metrics	September			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	18	19	+ 5.6%	209	176	- 15.8%
Closed Sales	27	22	- 18.5%	209	170	- 18.7%
Median Sales Price*	\$460,000	<b>\$536,000</b>	+ 16.5%	\$500,000	<b>\$551,000</b>	+ 10.2%
Inventory of Homes for Sale	35	30	- 14.3%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--
Cumulative Days on Market Until Sale	17	23	+ 35.3%	20	22	+ 10.0%
Percent of Original List Price Received*	106.4%	<b>103.8%</b>	- 2.4%	106.4%	<b>104.7%</b>	- 1.6%
New Listings	24	24	0.0%	250	218	- 12.8%

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

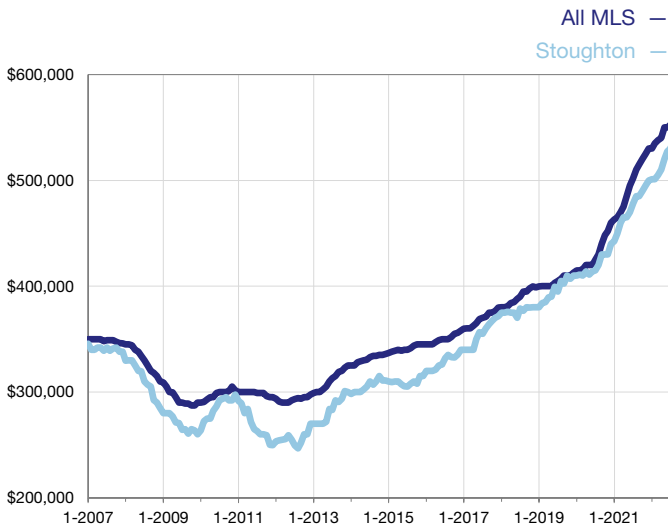
### Condominium Properties

Key Metrics	September			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	8	13	+ 62.5%	76	73	- 3.9%
Closed Sales	14	7	- 50.0%	79	65	- 17.7%
Median Sales Price*	\$281,600	<b>\$393,000</b>	+ 39.6%	\$330,000	<b>\$376,000</b>	+ 13.9%
Inventory of Homes for Sale	10	4	- 60.0%	--	--	--
Months Supply of Inventory	1.2	0.5	- 58.3%	--	--	--
Cumulative Days on Market Until Sale	22	21	- 4.5%	22	23	+ 4.5%
Percent of Original List Price Received*	105.4%	<b>102.5%</b>	- 2.8%	102.5%	<b>103.8%</b>	+ 1.3%
New Listings	8	9	+ 12.5%	91	80	- 12.1%

\* 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

