

Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hardwick

Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	3	2	- 33.3%	31	18	- 41.9%
Closed Sales	5	3	- 40.0%	32	18	- 43.8%
Median Sales Price*	\$345,000	\$575,000	+ 66.7%	\$342,500	\$325,000	- 5.1%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	1.9	2.5	+ 31.6%	--	--	--
Cumulative Days on Market Until Sale	36	79	+ 119.4%	80	47	- 41.3%
Percent of Original List Price Received*	99.2%	81.4%	- 17.9%	98.1%	96.4%	- 1.7%
New Listings	5	1	- 80.0%	33	19	- 42.4%

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

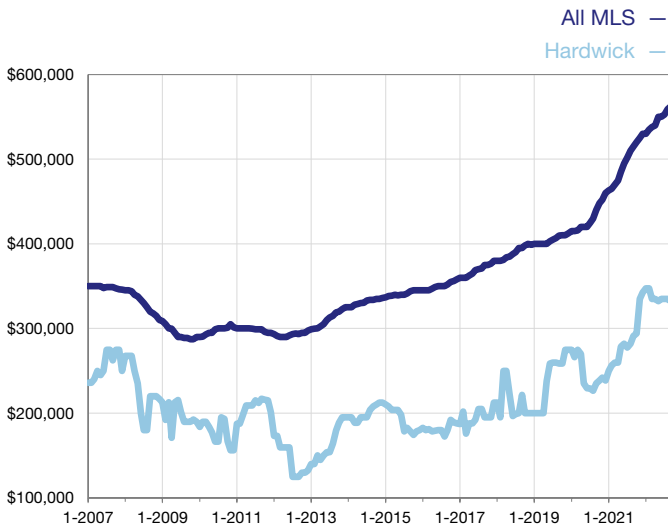
Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$189,500	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	37	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	96.2%	--
New Listings	1	0	- 100.0%	1	1	0.0%

* 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

