

# Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Rochester

### Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	4	1	- 75.0%	52	47	- 9.6%
Closed Sales	10	7	- 30.0%	57	51	- 10.5%
Median Sales Price*	\$578,500	<b>\$485,000</b>	- 16.2%	\$596,555	<b>\$560,000</b>	- 6.1%
Inventory of Homes for Sale	8	13	+ 62.5%	--	--	--
Months Supply of Inventory	1.6	2.8	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	31	47	+ 51.6%	43	34	- 20.9%
Percent of Original List Price Received*	100.3%	97.6%	- 2.7%	102.5%	99.1%	- 3.3%
New Listings	2	7	+ 250.0%	56	66	+ 17.9%

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

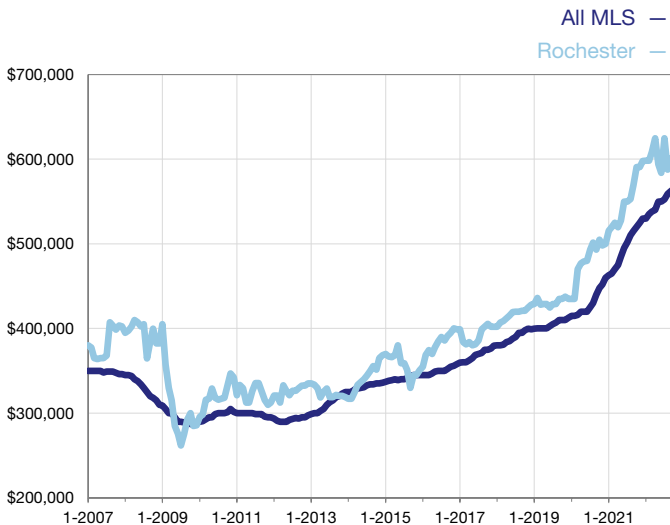
### Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	3	0	- 100.0%	10	21	+ 110.0%
Closed Sales	0	0	--	2	24	+ 1,100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$414,500	<b>\$512,900</b>	+ 23.7%
Inventory of Homes for Sale	7	6	- 14.3%	--	--	--
Months Supply of Inventory	3.8	2.3	- 39.5%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	36	52	+ 44.4%
Percent of Original List Price Received*	0.0%	0.0%	--	99.3%	103.4%	+ 4.1%
New Listings	1	0	- 100.0%	17	21	+ 23.5%

\* 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

