

Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sutton

Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	8	10	+ 25.0%	97	78	- 19.6%
Closed Sales	8	8	0.0%	89	79	- 11.2%
Median Sales Price*	\$532,450	\$525,000	- 1.4%	\$492,500	\$565,000	+ 14.7%
Inventory of Homes for Sale	13	11	- 15.4%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--
Cumulative Days on Market Until Sale	31	37	+ 19.4%	28	29	+ 3.6%
Percent of Original List Price Received*	97.7%	99.8%	+ 2.1%	102.2%	101.8%	- 0.4%
New Listings	6	5	- 16.7%	116	97	- 16.4%

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

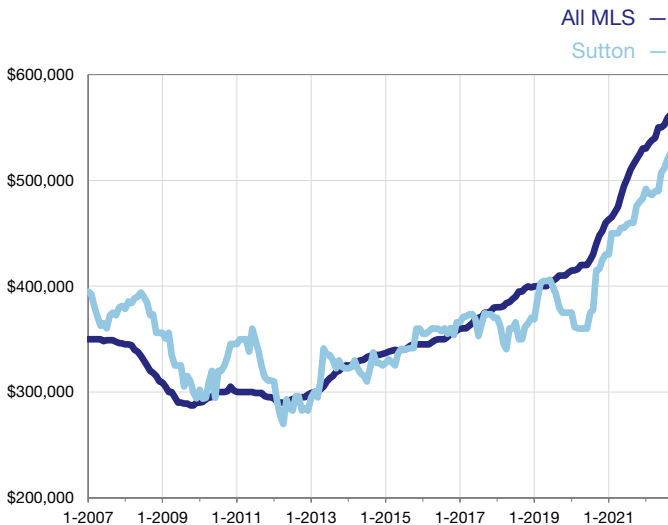
Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	0	- 100.0%	20	15	- 25.0%
Closed Sales	3	2	- 33.3%	18	18	0.0%
Median Sales Price*	\$345,000	\$425,329	+ 23.3%	\$438,048	\$467,961	+ 6.8%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.7	--	--	--	--
Cumulative Days on Market Until Sale	53	19	- 64.2%	65	26	- 60.0%
Percent of Original List Price Received*	98.8%	98.3%	- 0.5%	99.1%	98.7%	- 0.4%
New Listings	0	1	--	25	19	- 24.0%

* 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

