

# Local Market Update – November 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## West Boylston

### Single-Family Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	6	1	- 83.3%	79	51	- 35.4%
Closed Sales	8	4	- 50.0%	74	54	- 27.0%
Median Sales Price*	\$473,350	<b>\$482,500</b>	+ 1.9%	\$420,000	<b>\$479,950</b>	+ 14.3%
Inventory of Homes for Sale	9	3	- 66.7%	--	--	--
Months Supply of Inventory	1.3	0.7	- 46.2%	--	--	--
Cumulative Days on Market Until Sale	24	63	+ 162.5%	33	32	- 3.0%
Percent of Original List Price Received*	100.4%	96.8%	- 3.6%	103.4%	104.0%	+ 0.6%
New Listings	6	1	- 83.3%	90	57	- 36.7%

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

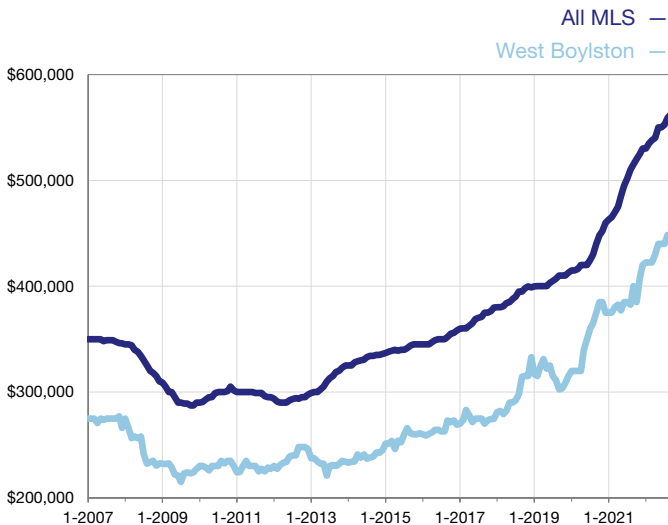
### Condominium Properties

Key Metrics	November			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	4	5	+ 25.0%	25	25	0.0%
Closed Sales	3	2	- 33.3%	23	22	- 4.3%
Median Sales Price*	\$425,000	<b>\$395,000</b>	- 7.1%	\$349,900	<b>\$445,000</b>	+ 27.2%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.4	0.4	0.0%	--	--	--
Cumulative Days on Market Until Sale	14	34	+ 142.9%	17	23	+ 35.3%
Percent of Original List Price Received*	106.9%	98.2%	- 8.1%	102.4%	101.8%	- 0.6%
New Listings	2	4	+ 100.0%	26	30	+ 15.4%

\* 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

