

Local Market Update – February 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hopkinton

Single-Family Properties

Key Metrics	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	10	14	+ 40.0%	16	16	0.0%
Closed Sales	6	4	- 33.3%	15	9	- 40.0%
Median Sales Price*	\$734,000	\$677,000	- 7.8%	\$719,000	\$700,000	- 2.6%
Inventory of Homes for Sale	14	16	+ 14.3%	--	--	--
Months Supply of Inventory	0.7	1.0	+ 42.9%	--	--	--
Cumulative Days on Market Until Sale	87	101	+ 16.1%	56	81	+ 44.6%
Percent of Original List Price Received*	101.2%	93.1%	- 8.0%	104.9%	93.7%	- 10.7%
New Listings	14	11	- 21.4%	20	15	- 25.0%

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

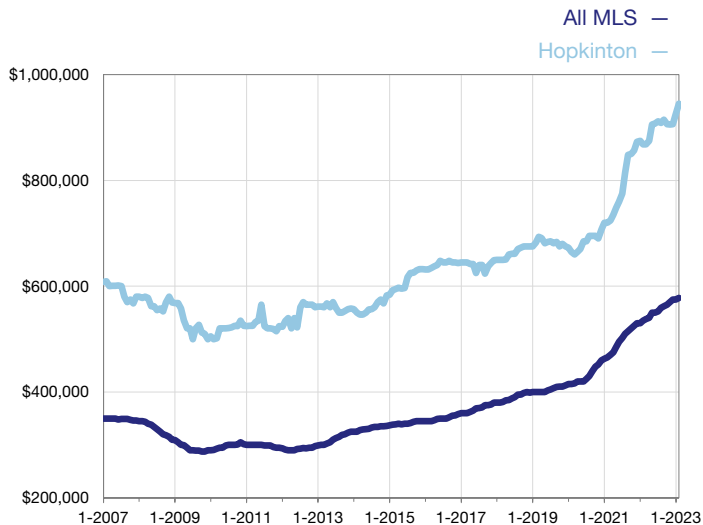
Condominium Properties

Key Metrics	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	3	- 57.1%	15	8	- 46.7%
Closed Sales	4	7	+ 75.0%	6	7	+ 16.7%
Median Sales Price*	\$767,500	\$724,000	- 5.7%	\$767,500	\$724,000	- 5.7%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.1	0.4	+ 300.0%	--	--	--
Cumulative Days on Market Until Sale	11	108	+ 881.8%	14	108	+ 671.4%
Percent of Original List Price Received*	101.6%	99.6%	- 2.0%	101.2%	99.6%	- 1.6%
New Listings	4	2	- 50.0%	13	4	- 69.2%

* 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

