

Local Market Update – February 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Milton

Single-Family Properties

| Key Metrics | February | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 17 | 9 | - 47.1% | 26 | 19 | - 26.9% |
| Closed Sales | 9 | 5 | - 44.4% | 25 | 11 | - 56.0% |
| Median Sales Price* | \$905,033 | \$810,000 | - 10.5% | \$756,000 | \$931,000 | + 23.1% |
| Inventory of Homes for Sale | 15 | 9 | - 40.0% | -- | -- | -- |
| Months Supply of Inventory | 0.7 | 0.5 | - 28.6% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 45 | 36 | - 20.0% | 45 | 36 | - 20.0% |
| Percent of Original List Price Received* | 104.2% | 95.4% | - 8.4% | 100.8% | 97.4% | - 3.4% |
| New Listings | 15 | 6 | - 60.0% | 28 | 17 | - 39.3% |

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

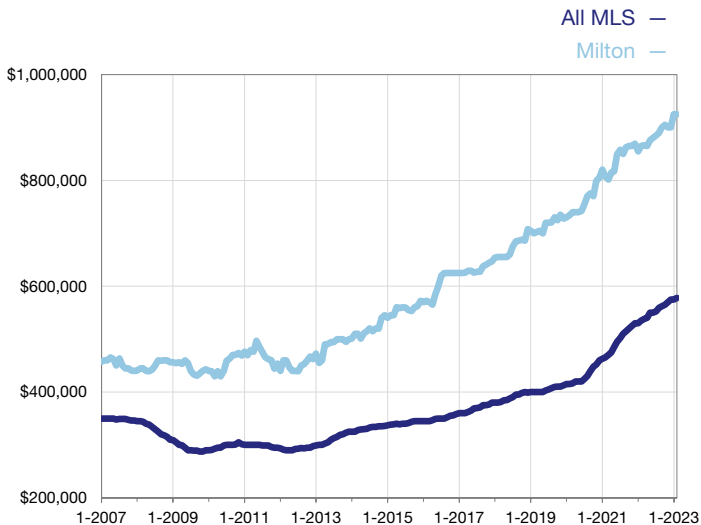
Condominium Properties

| Key Metrics | February | | | Year to Date | | |
|--|-------------|--------------------|----------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 3 | 6 | + 100.0% | 8 | 8 | 0.0% |
| Closed Sales | 4 | 1 | - 75.0% | 4 | 3 | - 25.0% |
| Median Sales Price* | \$1,365,000 | \$1,750,000 | + 28.2% | \$1,365,000 | \$770,000 | - 43.6% |
| Inventory of Homes for Sale | 10 | 13 | + 30.0% | -- | -- | -- |
| Months Supply of Inventory | 3.8 | 3.8 | 0.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 88 | 174 | + 97.7% | 88 | 126 | + 43.2% |
| Percent of Original List Price Received* | 95.4% | 106.1% | + 11.2% | 95.4% | 96.7% | + 1.4% |
| New Listings | 0 | 4 | -- | 4 | 8 | + 100.0% |

* 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

