

# Local Market Update – March 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Sterling

### Single-Family Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	6	6	0.0%	11	13	+ 18.2%
Closed Sales	1	4	+ 300.0%	9	7	- 22.2%
Median Sales Price*	\$550,000	<b>\$423,000</b>	- 23.1%	\$422,000	<b>\$531,300</b>	+ 25.9%
Inventory of Homes for Sale	11	5	- 54.5%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--
Cumulative Days on Market Until Sale	3	39	+ 1,200.0%	26	45	+ 73.1%
Percent of Original List Price Received*	104.8%	98.2%	- 6.3%	101.9%	97.4%	- 4.4%
New Listings	10	4	- 60.0%	16	10	- 37.5%

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

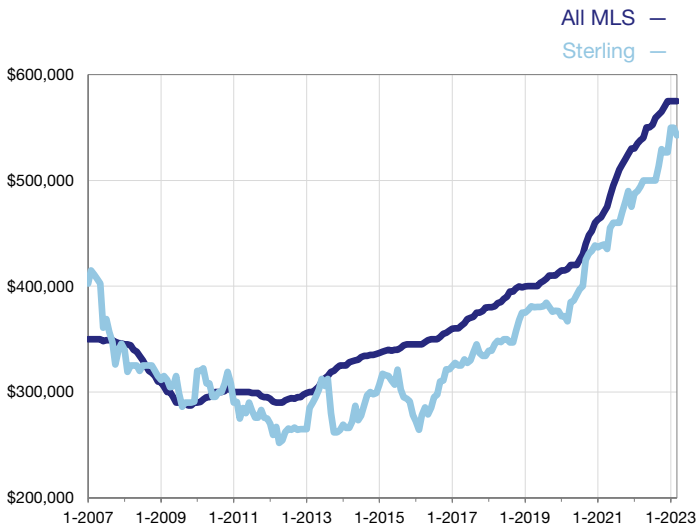
### Condominium Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	1	- 50.0%	5	8	+ 60.0%
Closed Sales	1	2	+ 100.0%	2	7	+ 250.0%
Median Sales Price*	\$439,900	<b>\$502,188</b>	+ 14.2%	\$407,163	<b>\$496,250</b>	+ 21.9%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	0.7	--	--	--	--
Cumulative Days on Market Until Sale	192	9	- 95.3%	255	29	- 88.6%
Percent of Original List Price Received*	100.0%	102.5%	+ 2.5%	100.0%	101.0%	+ 1.0%
New Listings	1	2	+ 100.0%	4	5	+ 25.0%

\* 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

