

Local Market Update – March 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Stoughton

Single-Family Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	14	13	- 7.1%	43	39	- 9.3%
Closed Sales	17	17	0.0%	43	37	- 14.0%
Median Sales Price*	\$505,555	\$530,000	+ 4.8%	\$525,000	\$530,000	+ 1.0%
Inventory of Homes for Sale	17	20	+ 17.6%	--	--	--
Months Supply of Inventory	0.8	1.2	+ 50.0%	--	--	--
Cumulative Days on Market Until Sale	21	47	+ 123.8%	29	52	+ 79.3%
Percent of Original List Price Received*	106.1%	96.8%	- 8.8%	104.2%	95.6%	- 8.3%
New Listings	19	18	- 5.3%	53	42	- 20.8%

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

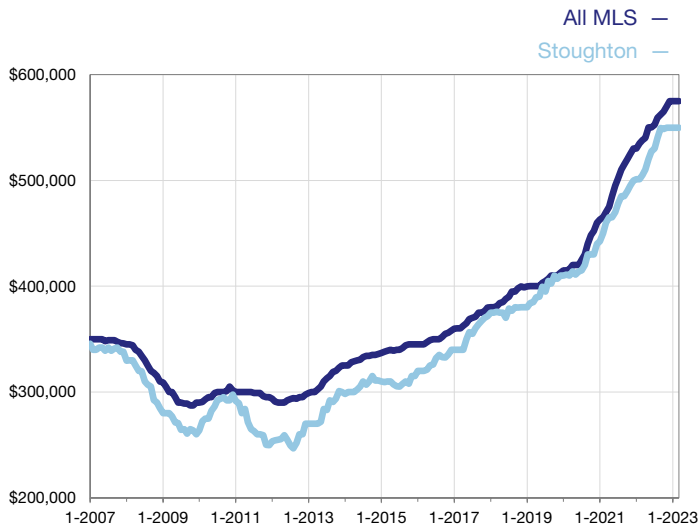
Condominium Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	15	11	- 26.7%	28	20	- 28.6%
Closed Sales	9	5	- 44.4%	20	11	- 45.0%
Median Sales Price*	\$375,000	\$372,480	- 0.7%	\$367,500	\$372,480	+ 1.4%
Inventory of Homes for Sale	6	8	+ 33.3%	--	--	--
Months Supply of Inventory	0.6	1.2	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	19	20	+ 5.3%	34	20	- 41.2%
Percent of Original List Price Received*	104.3%	101.2%	- 3.0%	100.4%	99.6%	- 0.8%
New Listings	14	10	- 28.6%	29	27	- 6.9%

* 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

