

# Local Market Update – March 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## West Boylston

### Single-Family Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	3	- 40.0%	14	11	- 21.4%
Closed Sales	5	4	- 20.0%	10	8	- 20.0%
Median Sales Price*	\$525,000	<b>\$470,000</b>	- 10.5%	\$399,950	<b>\$463,500</b>	+ 15.9%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	0.6	1.0	+ 66.7%	--	--	--
Cumulative Days on Market Until Sale	70	15	- 78.6%	55	35	- 36.4%
Percent of Original List Price Received*	101.9%	97.1%	- 4.7%	101.1%	95.9%	- 5.1%
New Listings	6	5	- 16.7%	12	11	- 8.3%

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

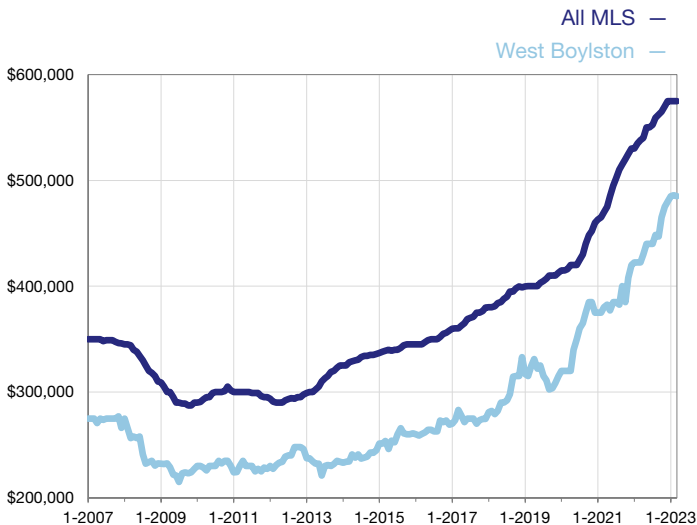
### Condominium Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	1	--	2	3	+ 50.0%
Closed Sales	0	2	--	3	4	+ 33.3%
Median Sales Price*	\$0	<b>\$418,500</b>	--	\$450,000	<b>\$395,950</b>	- 12.0%
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	0	65	--	24	42	+ 75.0%
Percent of Original List Price Received*	0.0%	96.1%	--	101.3%	98.7%	- 2.6%
New Listings	1	1	0.0%	2	2	0.0%

\* 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

