

Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hardwick

Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	1	0.0%	11	2	- 81.8%
Closed Sales	2	0	- 100.0%	11	1	- 90.9%
Median Sales Price*	\$380,000	\$0	- 100.0%	\$315,000	\$345,000	+ 9.5%
Inventory of Homes for Sale	5	2	- 60.0%	--	--	--
Months Supply of Inventory	1.8	1.4	- 22.2%	--	--	--
Cumulative Days on Market Until Sale	22	0	- 100.0%	47	185	+ 293.6%
Percent of Original List Price Received*	99.3%	0.0%	- 100.0%	97.7%	93.3%	- 4.5%
New Listings	5	1	- 80.0%	11	3	- 72.7%

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

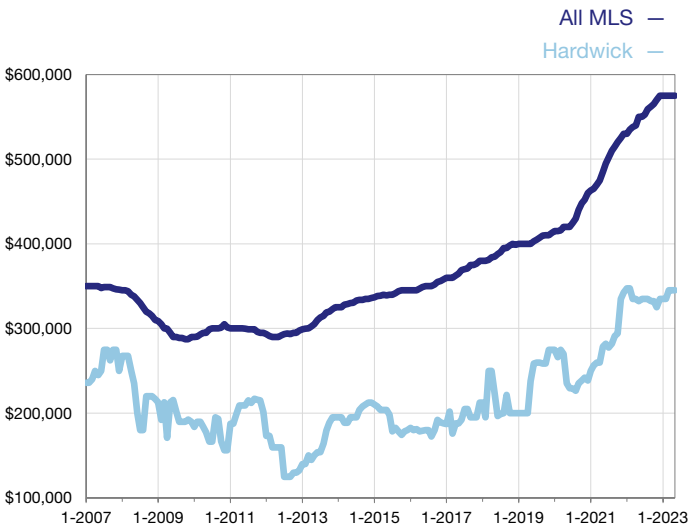
Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	1	1	0.0%
Median Sales Price*	\$0	\$0	--	\$189,500	\$175,000	- 7.7%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	37	69	+ 86.5%
Percent of Original List Price Received*	0.0%	0.0%	--	96.2%	94.6%	- 1.7%
New Listings	0	0	--	1	0	- 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

