

# Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## West Bridgewater

### Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	15	+ 114.3%	27	34	+ 25.9%
Closed Sales	3	11	+ 266.7%	19	24	+ 26.3%
Median Sales Price*	\$902,767	\$490,000	- 45.7%	\$500,000	\$536,500	+ 7.3%
Inventory of Homes for Sale	10	11	+ 10.0%	--	--	--
Months Supply of Inventory	1.5	1.7	+ 13.3%	--	--	--
Cumulative Days on Market Until Sale	94	56	- 40.4%	49	53	+ 8.2%
Percent of Original List Price Received*	98.8%	101.6%	+ 2.8%	101.7%	99.1%	- 2.6%
New Listings	11	11	0.0%	28	44	+ 57.1%

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

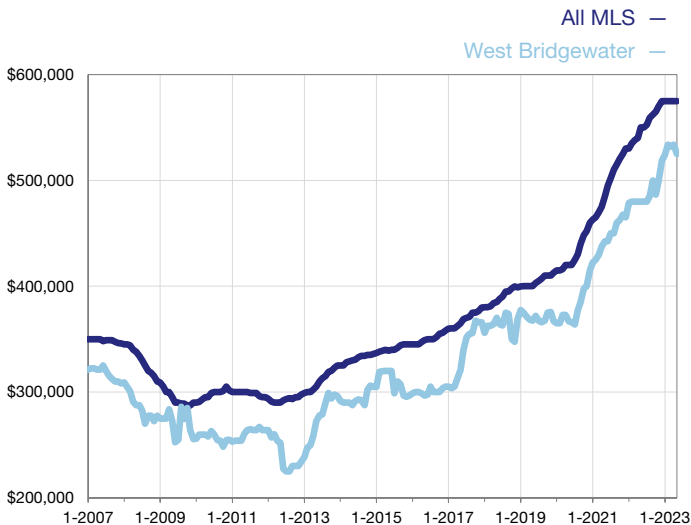
### Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	1	3	+ 200.0%
Closed Sales	1	0	- 100.0%	1	4	+ 300.0%
Median Sales Price*	\$390,000	\$0	- 100.0%	\$390,000	\$676,674	+ 73.5%
Inventory of Homes for Sale	5	2	- 60.0%	--	--	--
Months Supply of Inventory	2.5	1.3	- 48.0%	--	--	--
Cumulative Days on Market Until Sale	9	0	- 100.0%	9	95	+ 955.6%
Percent of Original List Price Received*	106.9%	0.0%	- 100.0%	106.9%	100.9%	- 5.6%
New Listings	1	0	- 100.0%	6	2	- 66.7%

\* 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

