

# Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Westminster

### Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	14	+ 55.6%	29	40	+ 37.9%
Closed Sales	4	5	+ 25.0%	29	21	- 27.6%
Median Sales Price*	\$387,500	\$605,000	+ 56.1%	\$519,000	\$536,000	+ 3.3%
Inventory of Homes for Sale	15	12	- 20.0%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--
Cumulative Days on Market Until Sale	22	26	+ 18.2%	36	54	+ 50.0%
Percent of Original List Price Received*	101.1%	101.9%	+ 0.8%	102.0%	101.8%	- 0.2%
New Listings	12	15	+ 25.0%	39	47	+ 20.5%

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

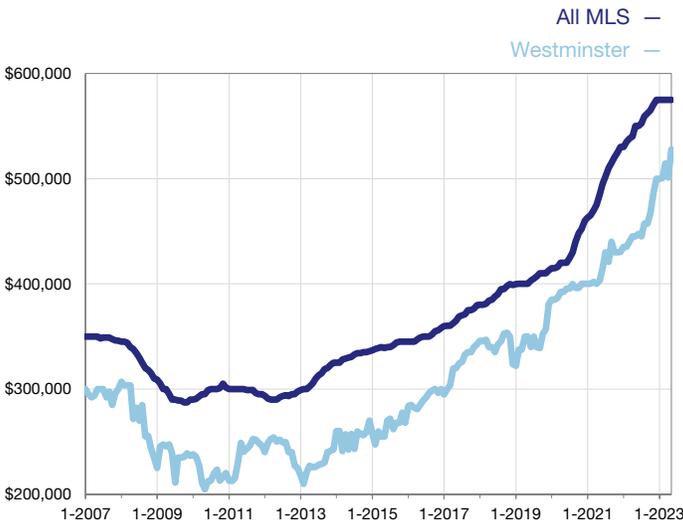
### Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	0	- 100.0%	4	2	- 50.0%
Closed Sales	0	1	--	3	3	0.0%
Median Sales Price*	\$0	\$242,500	--	\$250,000	\$240,000	- 4.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.5	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	70	--	24	31	+ 29.2%
Percent of Original List Price Received*	0.0%	88.2%	--	106.4%	97.7%	- 8.2%
New Listings	1	0	- 100.0%	5	1	- 80.0%

\* 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

