

Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Easton

Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	19	14	- 26.3%	93	82	- 11.8%
Closed Sales	19	23	+ 21.1%	97	70	- 27.8%
Median Sales Price*	\$735,000	\$675,000	- 8.2%	\$685,000	\$662,500	- 3.3%
Inventory of Homes for Sale	40	21	- 47.5%	--	--	--
Months Supply of Inventory	2.2	1.4	- 36.4%	--	--	--
Cumulative Days on Market Until Sale	41	17	- 58.5%	36	34	- 5.6%
Percent of Original List Price Received*	104.2%	99.9%	- 4.1%	102.5%	99.8%	- 2.6%
New Listings	32	19	- 40.6%	131	102	- 22.1%

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

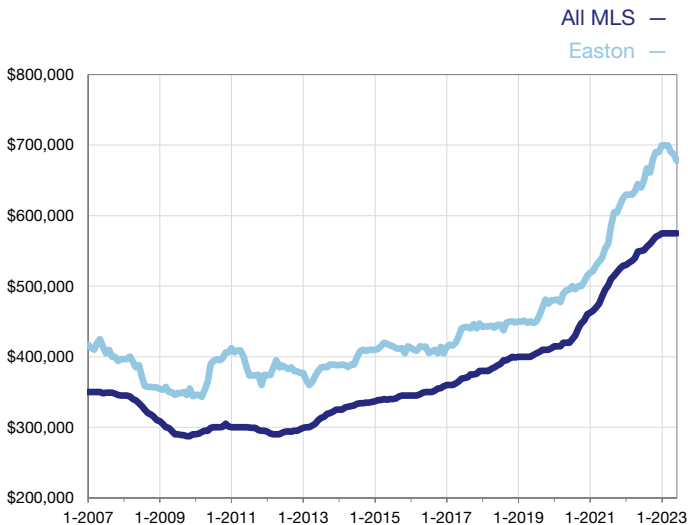
Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	12	+ 9.1%	45	45	0.0%
Closed Sales	10	9	- 10.0%	37	37	0.0%
Median Sales Price*	\$380,450	\$385,000	+ 1.2%	\$350,000	\$354,900	+ 1.4%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	1.0	0.8	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	19	12	- 36.8%	24	26	+ 8.3%
Percent of Original List Price Received*	105.9%	103.1%	- 2.6%	104.0%	100.9%	- 3.0%
New Listings	13	11	- 15.4%	52	49	- 5.8%

* 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

