

# Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Monson

### Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	7	- 36.4%	36	40	+ 11.1%
Closed Sales	10	9	- 10.0%	28	34	+ 21.4%
Median Sales Price*	\$365,500	<b>\$310,000</b>	- 15.2%	\$334,000	<b>\$317,500</b>	- 4.9%
Inventory of Homes for Sale	16	4	- 75.0%	--	--	--
Months Supply of Inventory	2.2	<b>0.5</b>	- 77.3%	--	--	--
Cumulative Days on Market Until Sale	20	<b>32</b>	+ 60.0%	36	<b>54</b>	+ 50.0%
Percent of Original List Price Received*	99.5%	<b>100.5%</b>	+ 1.0%	99.7%	<b>98.1%</b>	- 1.6%
New Listings	13	8	- 38.5%	48	33	- 31.3%

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

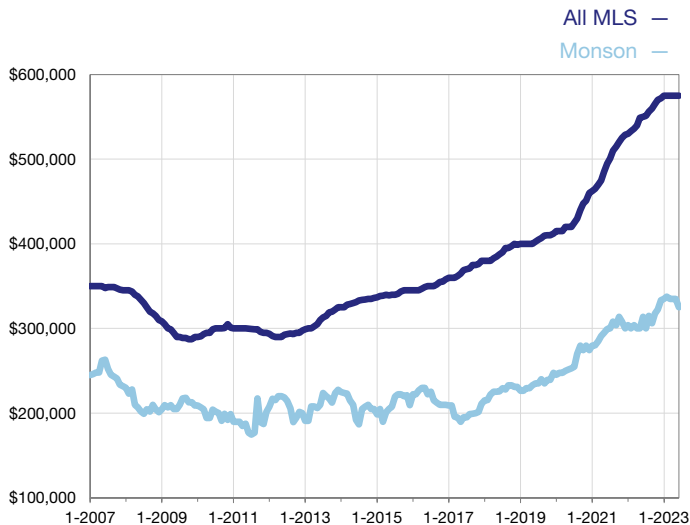
### Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	3	0	- 100.0%
Closed Sales	2	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$286,000	<b>\$0</b>	- 100.0%	\$316,000	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	<b>0.0</b>	--	--	--	--
Cumulative Days on Market Until Sale	18	0	- 100.0%	33	0	- 100.0%
Percent of Original List Price Received*	95.4%	<b>0.0%</b>	- 100.0%	96.0%	<b>0.0%</b>	- 100.0%
New Listings	0	0	--	3	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

