

Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sunderland

Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	4	+ 300.0%	10	8	- 20.0%
Closed Sales	1	1	0.0%	11	4	- 63.6%
Median Sales Price*	\$700,000	\$170,500	- 75.6%	\$440,000	\$225,000	- 48.9%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	3.3	1.0	- 69.7%	--	--	--
Cumulative Days on Market Until Sale	20	5	- 75.0%	42	42	0.0%
Percent of Original List Price Received*	127.3%	113.7%	- 10.7%	107.1%	93.0%	- 13.2%
New Listings	4	3	- 25.0%	15	8	- 46.7%

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

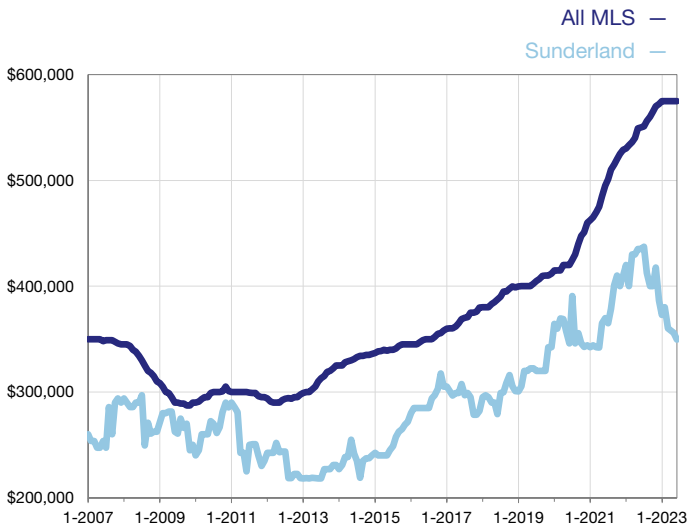
Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	1	1	0.0%
Closed Sales	1	1	0.0%	1	1	0.0%
Median Sales Price*	\$126,000	\$360,000	+ 185.7%	\$126,000	\$360,000	+ 185.7%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	9	20	+ 122.2%	9	20	+ 122.2%
Percent of Original List Price Received*	126.6%	100.0%	- 21.0%	126.6%	100.0%	- 21.0%
New Listings	0	0	--	1	1	0.0%

* 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

