

Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sutton

Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	10	10	0.0%	40	38	- 5.0%
Closed Sales	9	12	+ 33.3%	36	32	- 11.1%
Median Sales Price*	\$579,900	\$636,000	+ 9.7%	\$562,500	\$582,500	+ 3.6%
Inventory of Homes for Sale	11	13	+ 18.2%	--	--	--
Months Supply of Inventory	1.5	2.0	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	18	30	+ 66.7%	28	57	+ 103.6%
Percent of Original List Price Received*	103.4%	100.1%	- 3.2%	102.0%	98.6%	- 3.3%
New Listings	9	13	+ 44.4%	50	51	+ 2.0%

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

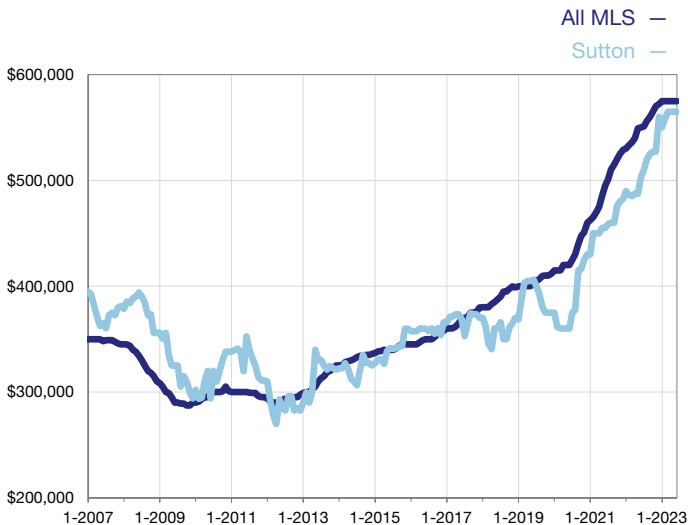
Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	3	+ 200.0%	6	8	+ 33.3%
Closed Sales	2	1	- 50.0%	9	5	- 44.4%
Median Sales Price*	\$779,950	\$425,000	- 45.5%	\$500,000	\$709,900	+ 42.0%
Inventory of Homes for Sale	4	5	+ 25.0%	--	--	--
Months Supply of Inventory	3.6	2.2	- 38.9%	--	--	--
Cumulative Days on Market Until Sale	10	10	0.0%	22	26	+ 18.2%
Percent of Original List Price Received*	100.7%	106.5%	+ 5.8%	101.9%	101.6%	- 0.3%
New Listings	3	0	- 100.0%	10	13	+ 30.0%

* 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

