

Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Uxbridge

Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	15	15	0.0%	68	46	- 32.4%
Closed Sales	13	10	- 23.1%	59	33	- 44.1%
Median Sales Price*	\$609,000	\$605,000	- 0.7%	\$470,000	\$541,000	+ 15.1%
Inventory of Homes for Sale	10	4	- 60.0%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	25	28	+ 12.0%	26	23	- 11.5%
Percent of Original List Price Received*	104.0%	106.4%	+ 2.3%	104.0%	102.8%	- 1.2%
New Listings	16	14	- 12.5%	72	49	- 31.9%

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

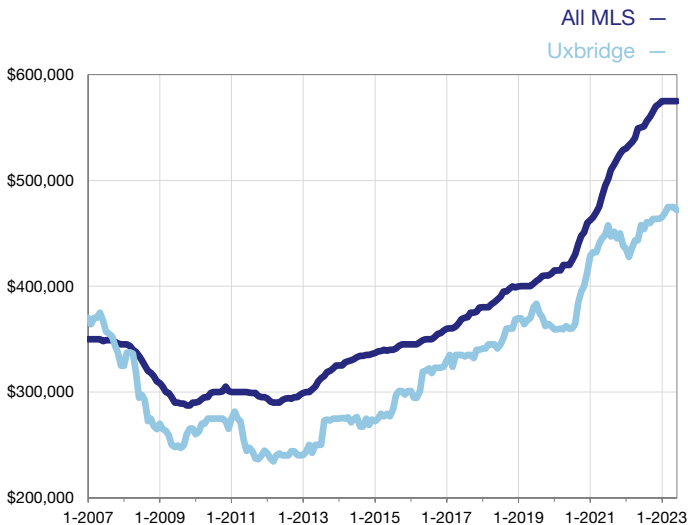
Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	10	+ 25.0%	40	47	+ 17.5%
Closed Sales	9	9	0.0%	36	42	+ 16.7%
Median Sales Price*	\$425,000	\$529,900	+ 24.7%	\$425,000	\$458,500	+ 7.9%
Inventory of Homes for Sale	15	13	- 13.3%	--	--	--
Months Supply of Inventory	2.3	2.0	- 13.0%	--	--	--
Cumulative Days on Market Until Sale	41	35	- 14.6%	29	38	+ 31.0%
Percent of Original List Price Received*	103.8%	101.9%	- 1.8%	103.9%	103.0%	- 0.9%
New Listings	6	9	+ 50.0%	42	52	+ 23.8%

* 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

