

# Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Templeton

### Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	7	- 12.5%	66	55	- 16.7%
Closed Sales	13	9	- 30.8%	59	49	- 16.9%
Median Sales Price*	\$340,000	<b>\$440,000</b>	+ 29.4%	\$420,000	<b>\$415,000</b>	- 1.2%
Inventory of Homes for Sale	25	20	- 20.0%	--	--	--
Months Supply of Inventory	2.7	2.5	- 7.4%	--	--	--
Cumulative Days on Market Until Sale	78	18	- 76.9%	40	35	- 12.5%
Percent of Original List Price Received*	98.9%	<b>101.6%</b>	+ 2.7%	101.0%	<b>100.0%</b>	- 1.0%
New Listings	17	13	- 23.5%	88	83	- 5.7%

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

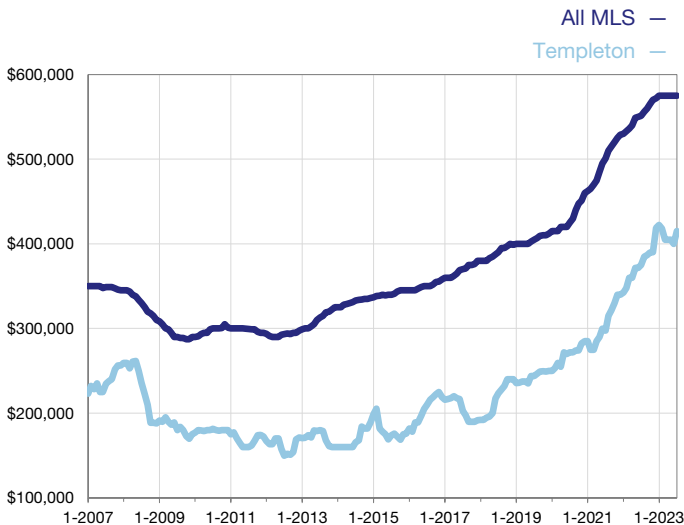
### Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	0	- 100.0%	6	0	- 100.0%
Closed Sales	1	0	- 100.0%	3	1	- 66.7%
Median Sales Price*	\$255,000	<b>\$0</b>	- 100.0%	\$280,000	<b>\$269,000</b>	- 3.9%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	19	0	- 100.0%	60	68	+ 13.3%
Percent of Original List Price Received*	104.1%	<b>0.0%</b>	- 100.0%	105.2%	<b>94.4%</b>	- 10.3%
New Listings	0	0	--	5	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

