

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Clarksburg

Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	3	+ 50.0%	12	10	- 16.7%
Closed Sales	3	0	- 100.0%	11	10	- 9.1%
Median Sales Price*	\$177,000	\$0	- 100.0%	\$290,000	\$247,500	- 14.7%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	2.6	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	43	0	- 100.0%	96	135	+ 40.6%
Percent of Original List Price Received*	96.2%	0.0%	- 100.0%	85.7%	91.3%	+ 6.5%
New Listings	4	1	- 75.0%	20	8	- 60.0%

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

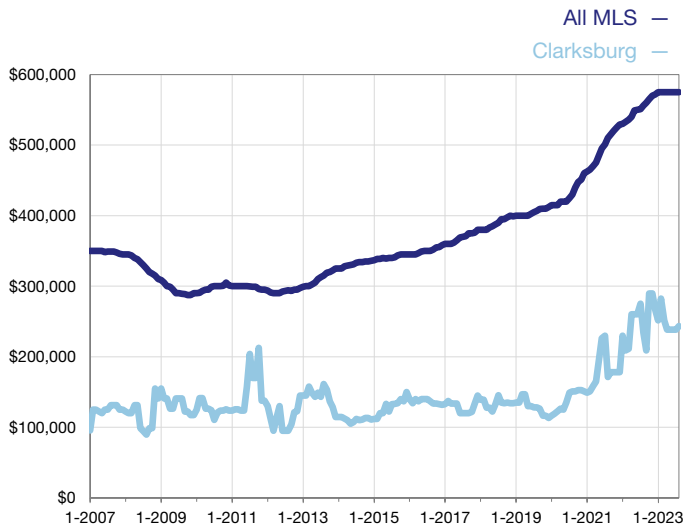
Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$127,000	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	57	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	98.4%	--
New Listings	0	0	--	0	2	--

* 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

