

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dalton

Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	5	+ 66.7%	35	31	- 11.4%
Closed Sales	6	3	- 50.0%	36	27	- 25.0%
Median Sales Price*	\$262,450	\$271,000	+ 3.3%	\$265,000	\$291,604	+ 10.0%
Inventory of Homes for Sale	12	10	- 16.7%	--	--	--
Months Supply of Inventory	2.4	2.6	+ 8.3%	--	--	--
Cumulative Days on Market Until Sale	49	30	- 38.8%	77	76	- 1.3%
Percent of Original List Price Received*	113.3%	105.3%	- 7.1%	102.1%	98.2%	- 3.8%
New Listings	6	10	+ 66.7%	40	39	- 2.5%

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

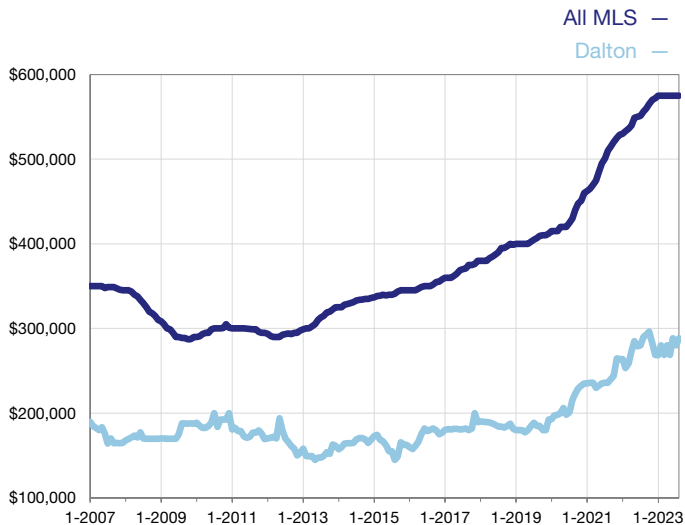
Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	1	- 50.0%	5	2	- 60.0%
Closed Sales	0	1	--	2	1	- 50.0%
Median Sales Price*	\$0	\$800,000	--	\$233,917	\$800,000	+ 242.0%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	0	56	--	77	56	- 27.3%
Percent of Original List Price Received*	0.0%	89.4%	--	96.0%	89.4%	- 6.9%
New Listings	1	0	- 100.0%	5	3	- 40.0%

* 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

