

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hardwick

Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	2	+ 100.0%	13	6	- 53.8%
Closed Sales	0	1	--	14	4	- 71.4%
Median Sales Price*	\$0	\$315,000	--	\$310,000	\$328,600	+ 6.0%
Inventory of Homes for Sale	9	4	- 55.6%	--	--	--
Months Supply of Inventory	4.0	2.3	- 42.5%	--	--	--
Cumulative Days on Market Until Sale	0	8	--	40	58	+ 45.0%
Percent of Original List Price Received*	0.0%	108.6%	--	99.6%	100.4%	+ 0.8%
New Listings	1	2	+ 100.0%	17	10	- 41.2%

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

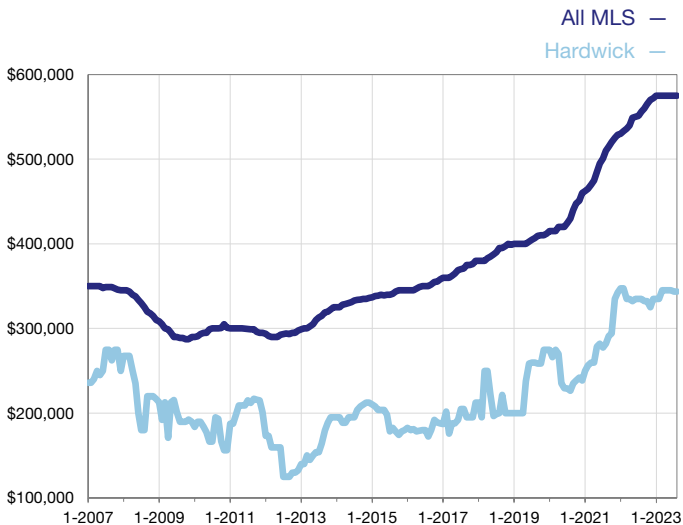
Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	1	1	0.0%
Median Sales Price*	\$0	\$0	--	\$189,500	\$175,000	- 7.7%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	37	69	+ 86.5%
Percent of Original List Price Received*	0.0%	0.0%	--	96.2%	94.6%	- 1.7%
New Listings	0	0	--	1	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

