

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

New Marlborough

Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	1	- 80.0%	14	13	- 7.1%
Closed Sales	1	4	+ 300.0%	13	15	+ 15.4%
Median Sales Price*	\$995,000	\$1,115,000	+ 12.1%	\$750,000	\$930,000	+ 24.0%
Inventory of Homes for Sale	8	15	+ 87.5%	--	--	--
Months Supply of Inventory	3.1	7.5	+ 141.9%	--	--	--
Cumulative Days on Market Until Sale	137	100	- 27.0%	162	105	- 35.2%
Percent of Original List Price Received*	94.9%	95.2%	+ 0.3%	93.6%	95.3%	+ 1.8%
New Listings	4	4	0.0%	17	28	+ 64.7%

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

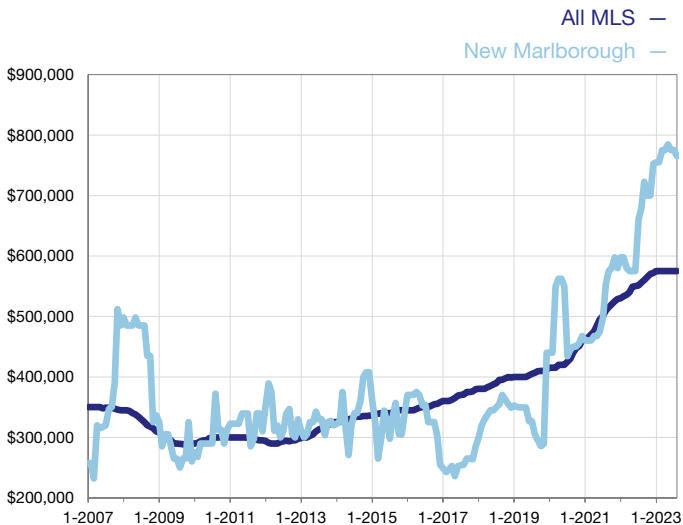
Condominium Properties

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

