

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Royalston

Single-Family Properties

| Key Metrics | August | | | Year to Date | | |
|--|-----------|------|----------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 0 | 1 | -- | 16 | 9 | - 43.8% |
| Closed Sales | 3 | 0 | - 100.0% | 16 | 10 | - 37.5% |
| Median Sales Price* | \$392,000 | \$0 | - 100.0% | \$366,000 | \$366,250 | + 0.1% |
| Inventory of Homes for Sale | 10 | 3 | - 70.0% | -- | -- | -- |
| Months Supply of Inventory | 4.5 | 1.8 | - 60.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 23 | 0 | - 100.0% | 25 | 169 | + 576.0% |
| Percent of Original List Price Received* | 90.8% | 0.0% | - 100.0% | 102.1% | 90.6% | - 11.3% |
| New Listings | 4 | 3 | - 25.0% | 25 | 7 | - 72.0% |

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

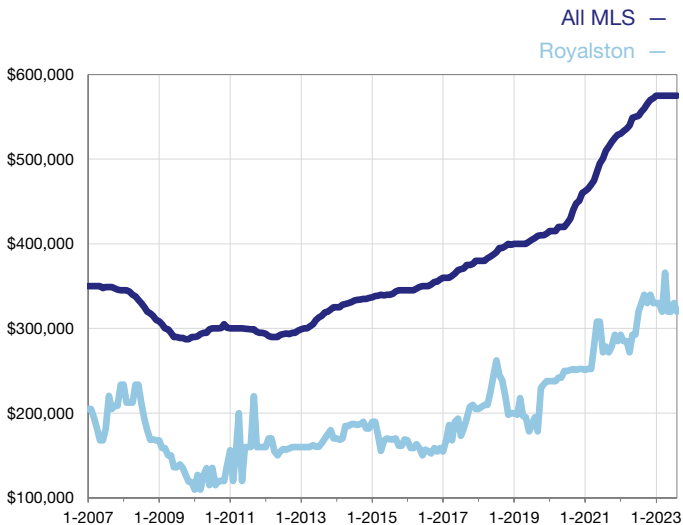
Condominium Properties

| Key Metrics | August | | | Year to Date | | |
|--|--------|------|-------|--------------|------|-------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 0 | 0 | -- | 0 | 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

