

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

West Bridgewater

Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	6	- 25.0%	50	50	0.0%
Closed Sales	13	6	- 53.8%	45	47	+ 4.4%
Median Sales Price*	\$547,000	\$569,250	+ 4.1%	\$515,000	\$550,000	+ 6.8%
Inventory of Homes for Sale	16	7	- 56.3%	--	--	--
Months Supply of Inventory	2.4	1.2	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	28	15	- 46.4%	33	38	+ 15.2%
Percent of Original List Price Received*	99.6%	103.4%	+ 3.8%	101.8%	100.4%	- 1.4%
New Listings	6	8	+ 33.3%	58	59	+ 1.7%

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

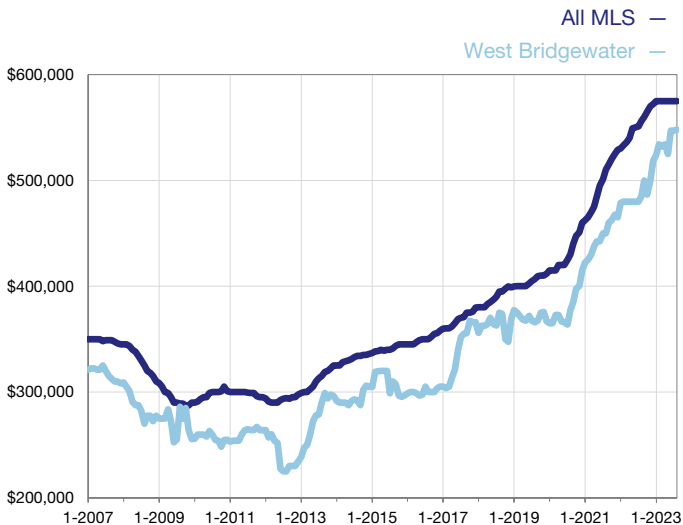
Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	4	+ 300.0%	2	8	+ 300.0%
Closed Sales	0	1	--	1	6	+ 500.0%
Median Sales Price*	\$0	\$761,949	--	\$390,000	\$718,475	+ 84.2%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	4.0	0.8	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	0	63	--	9	139	+ 1,444.4%
Percent of Original List Price Received*	0.0%	103.7%	--	106.9%	101.9%	- 4.7%
New Listings	0	1	--	6	7	+ 16.7%

* 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

