

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Blackstone

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	9	+ 12.5%	54	41	- 24.1%
Closed Sales	4	3	- 25.0%	48	34	- 29.2%
Median Sales Price*	\$373,000	\$459,000	+ 23.1%	\$452,450	\$457,000	+ 1.0%
Inventory of Homes for Sale	14	9	- 35.7%	--	--	--
Months Supply of Inventory	2.2	2.0	- 9.1%	--	--	--
Cumulative Days on Market Until Sale	43	20	- 53.5%	30	41	+ 36.7%
Percent of Original List Price Received*	99.3%	100.6%	+ 1.3%	102.9%	100.4%	- 2.4%
New Listings	11	9	- 18.2%	64	51	- 20.3%

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

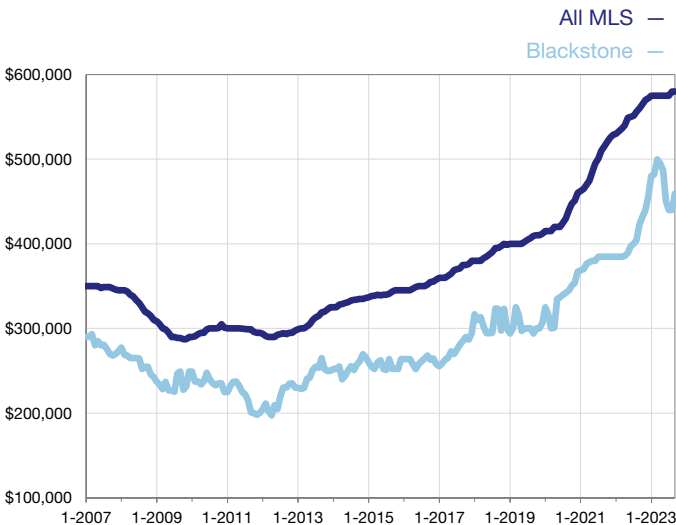
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	3	+ 50.0%	12	17	+ 41.7%
Closed Sales	1	1	0.0%	8	16	+ 100.0%
Median Sales Price*	\$315,000	\$260,500	- 17.3%	\$343,500	\$336,000	- 2.2%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	1.6	0.9	- 43.8%	--	--	--
Cumulative Days on Market Until Sale	33	33	0.0%	17	44	+ 158.8%
Percent of Original List Price Received*	105.0%	100.2%	- 4.6%	105.4%	99.8%	- 5.3%
New Listings	3	3	0.0%	15	17	+ 13.3%

* 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

