

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dalton

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	6	+ 200.0%	37	39	+ 5.4%
Closed Sales	4	7	+ 75.0%	40	34	- 15.0%
Median Sales Price*	\$356,250	\$270,000	- 24.2%	\$280,000	\$276,000	- 1.4%
Inventory of Homes for Sale	20	6	- 70.0%	--	--	--
Months Supply of Inventory	4.4	1.4	- 68.2%	--	--	--
Cumulative Days on Market Until Sale	86	59	- 31.4%	78	73	- 6.4%
Percent of Original List Price Received*	96.9%	95.8%	- 1.1%	101.5%	97.7%	- 3.7%
New Listings	10	6	- 40.0%	50	44	- 12.0%

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

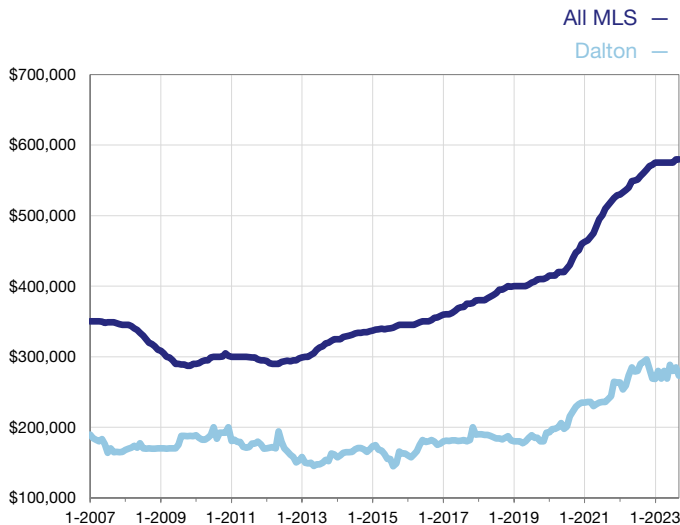
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	2	+ 100.0%	6	4	- 33.3%
Closed Sales	2	0	- 100.0%	4	1	- 75.0%
Median Sales Price*	\$437,500	\$0	- 100.0%	\$233,917	\$800,000	+ 242.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.5	--	--	--	--
Cumulative Days on Market Until Sale	137	0	- 100.0%	107	56	- 47.7%
Percent of Original List Price Received*	97.4%	0.0%	- 100.0%	96.7%	89.4%	- 7.5%
New Listings	1	3	+ 200.0%	6	6	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

