

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Deerfield

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	2	- 33.3%	21	14	- 33.3%
Closed Sales	3	2	- 33.3%	22	13	- 40.9%
Median Sales Price*	\$365,000	\$475,000	+ 30.1%	\$431,013	\$450,000	+ 4.4%
Inventory of Homes for Sale	5	5	0.0%	--	--	--
Months Supply of Inventory	1.6	2.8	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	27	47	+ 74.1%	39	57	+ 46.2%
Percent of Original List Price Received*	99.9%	91.5%	- 8.4%	100.2%	91.8%	- 8.4%
New Listings	2	3	+ 50.0%	24	17	- 29.2%

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

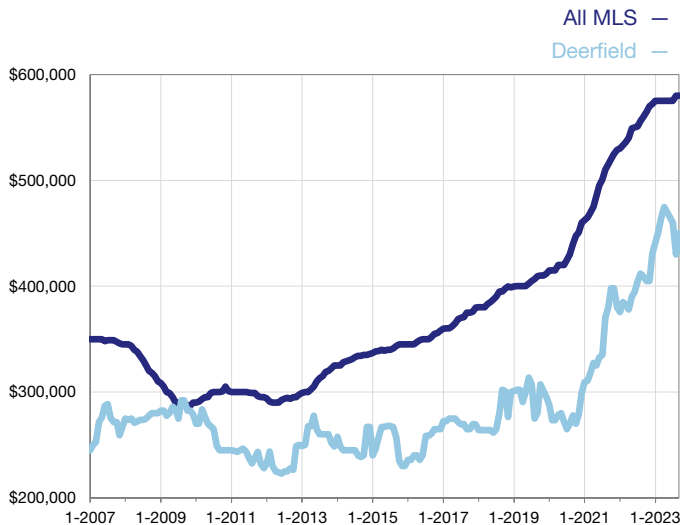
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	2	0.0%	6	4	- 33.3%
Closed Sales	2	1	- 50.0%	6	4	- 33.3%
Median Sales Price*	\$340,500	\$325,000	- 4.6%	\$320,327	\$320,000	- 0.1%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.2	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	16	23	+ 43.8%	16	21	+ 31.3%
Percent of Original List Price Received*	100.2%	101.9%	+ 1.7%	102.1%	103.5%	+ 1.4%
New Listings	2	1	- 50.0%	8	4	- 50.0%

* 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

