

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Mendon

### Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	5	- 37.5%	64	45	- 29.7%
Closed Sales	9	5	- 44.4%	67	46	- 31.3%
Median Sales Price*	\$758,000	<b>\$720,000</b>	- 5.0%	\$668,000	<b>\$720,000</b>	+ 7.8%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	0.5	1.5	+ 200.0%	--	--	--
Cumulative Days on Market Until Sale	17	55	+ 223.5%	23	36	+ 56.5%
Percent of Original List Price Received*	105.6%	<b>99.7%</b>	- 5.6%	102.3%	<b>100.0%</b>	- 2.2%
New Listings	4	7	+ 75.0%	70	48	- 31.4%

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

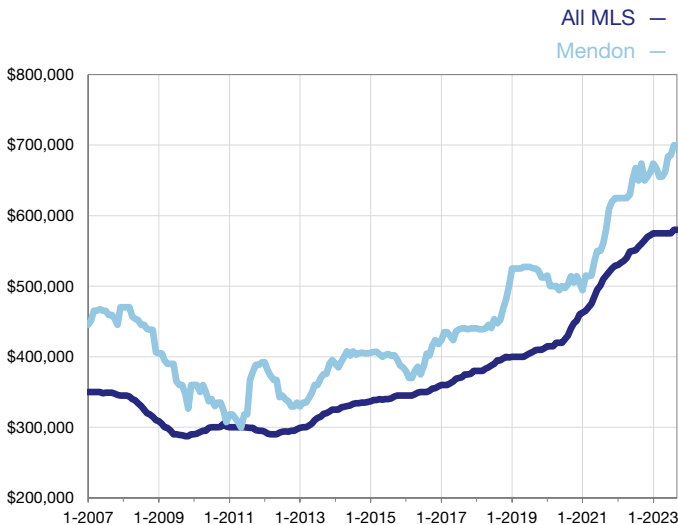
### Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	1	1	0.0%
Closed Sales	0	0	--	1	2	+ 100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$505,000	<b>\$527,500</b>	+ 4.5%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	22	17	- 22.7%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	102.0%	<b>100.5%</b>	- 1.5%
New Listings	0	0	--	1	1	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

