

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## New Marlborough

### Single-Family Properties

| Key Metrics                              | September |      |          | Year to Date |           |         |
|------------------------------------------|-----------|------|----------|--------------|-----------|---------|
|                                          | 2022      | 2023 | + / -    | 2022         | 2023      | + / -   |
| Pending Sales                            | 0         | 2    | --       | 14           | 15        | + 7.1%  |
| Closed Sales                             | 2         | 0    | - 100.0% | 15           | 15        | 0.0%    |
| Median Sales Price*                      | \$654,505 | \$0  | - 100.0% | \$750,000    | \$930,000 | + 24.0% |
| Inventory of Homes for Sale              | 10        | 13   | + 30.0%  | --           | --        | --      |
| Months Supply of Inventory               | 4.3       | 6.5  | + 51.2%  | --           | --        | --      |
| Cumulative Days on Market Until Sale     | 67        | 0    | - 100.0% | 149          | 105       | - 29.5% |
| Percent of Original List Price Received* | 106.6%    | 0.0% | - 100.0% | 95.3%        | 95.3%     | 0.0%    |
| New Listings                             | 2         | 2    | 0.0%     | 19           | 30        | + 57.9% |

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

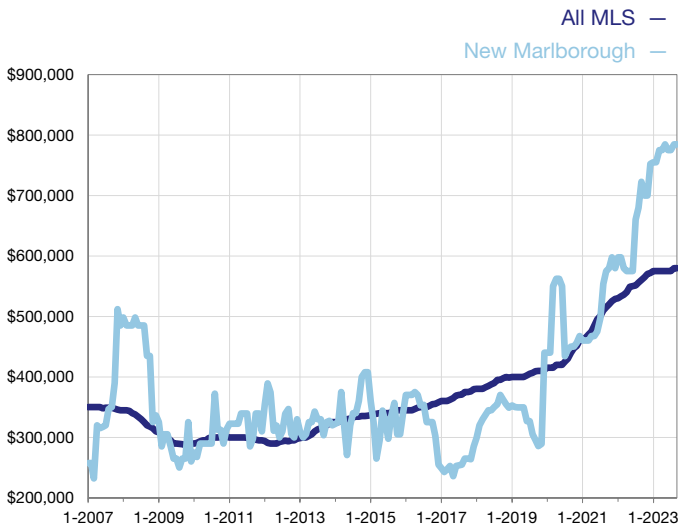
### Condominium Properties

| Key Metrics                              | September |      |       | Year to Date |      |       |
|------------------------------------------|-----------|------|-------|--------------|------|-------|
|                                          | 2022      | 2023 | + / - | 2022         | 2023 | + / - |
| Pending Sales                            | 0         | 0    | --    | 0            | 0    | --    |
| Closed Sales                             | 0         | 0    | --    | 0            | 0    | --    |
| Median Sales Price*                      | \$0       | \$0  | --    | \$0          | \$0  | --    |
| Inventory of Homes for Sale              | 0         | 0    | --    | --           | --   | --    |
| Months Supply of Inventory               | 0.0       | 0.0  | --    | --           | --   | --    |
| Cumulative Days on Market Until Sale     | 0         | 0    | --    | 0            | 0    | --    |
| Percent of Original List Price Received* | 0.0%      | 0.0% | --    | 0.0%         | 0.0% | --    |
| New Listings                             | 0         | 0    | --    | 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

