

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norwood

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	22	11	- 50.0%	168	131	- 22.0%
Closed Sales	29	12	- 58.6%	166	127	- 23.5%
Median Sales Price*	\$620,000	\$717,500	+ 15.7%	\$665,000	\$650,000	- 2.3%
Inventory of Homes for Sale	19	24	+ 26.3%	--	--	--
Months Supply of Inventory	1.0	1.7	+ 70.0%	--	--	--
Cumulative Days on Market Until Sale	37	35	- 5.4%	24	22	- 8.3%
Percent of Original List Price Received*	96.9%	103.5%	+ 6.8%	103.3%	103.3%	0.0%
New Listings	21	22	+ 4.8%	189	155	- 18.0%

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

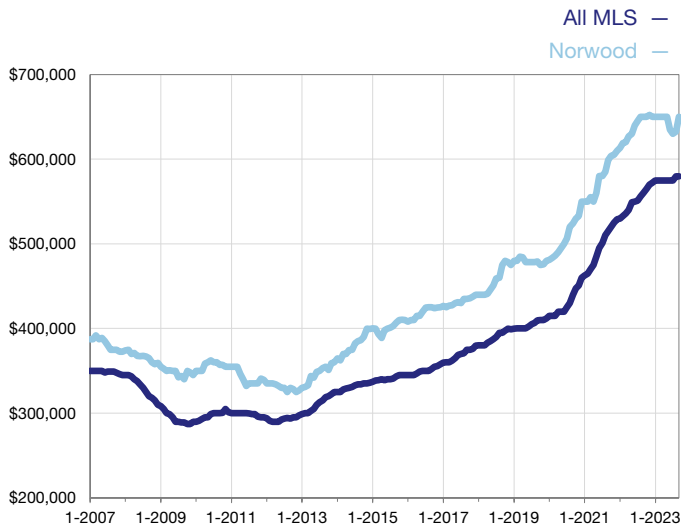
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	5	- 54.5%	53	49	- 7.5%
Closed Sales	4	6	+ 50.0%	51	52	+ 2.0%
Median Sales Price*	\$367,500	\$425,000	+ 15.6%	\$425,000	\$425,000	0.0%
Inventory of Homes for Sale	7	3	- 57.1%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--
Cumulative Days on Market Until Sale	55	21	- 61.8%	28	30	+ 7.1%
Percent of Original List Price Received*	102.7%	101.3%	- 1.4%	101.4%	100.6%	- 0.8%
New Listings	7	3	- 57.1%	63	53	- 15.9%

* 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

