

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Rutland

### Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	16	4	- 75.0%	78	51	- 34.6%
Closed Sales	9	7	- 22.2%	75	51	- 32.0%
Median Sales Price*	\$280,000	<b>\$520,000</b>	+ 85.7%	\$480,000	<b>\$520,000</b>	+ 8.3%
Inventory of Homes for Sale	14	12	- 14.3%	--	--	--
Months Supply of Inventory	1.6	2.1	+ 31.3%	--	--	--
Cumulative Days on Market Until Sale	72	21	- 70.8%	34	28	- 17.6%
Percent of Original List Price Received*	89.9%	<b>102.8%</b>	+ 14.3%	100.5%	<b>102.1%</b>	+ 1.6%
New Listings	11	6	- 45.5%	92	59	- 35.9%

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

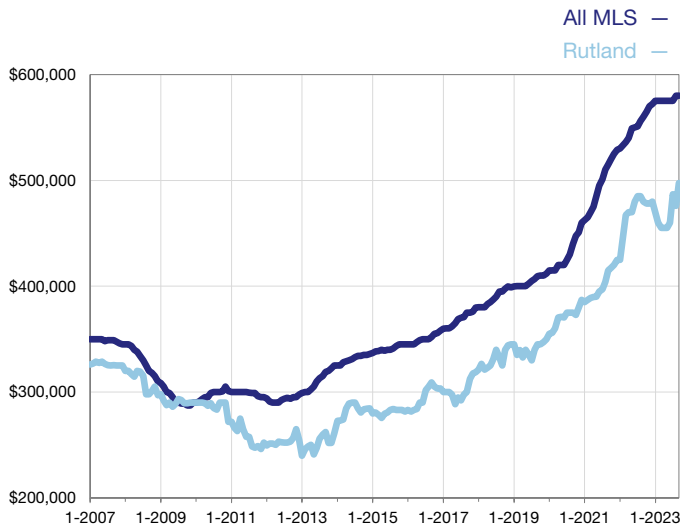
### Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	1	- 66.7%	20	12	- 40.0%
Closed Sales	2	1	- 50.0%	17	14	- 17.6%
Median Sales Price*	\$301,800	<b>\$207,000</b>	- 31.4%	\$331,000	<b>\$198,500</b>	- 40.0%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	0.4	2.4	+ 500.0%	--	--	--
Cumulative Days on Market Until Sale	1	8	+ 700.0%	32	34	+ 6.3%
Percent of Original List Price Received*	101.9%	<b>112.0%</b>	+ 9.9%	100.7%	<b>101.0%</b>	+ 0.3%
New Listings	4	2	- 50.0%	21	16	- 23.8%

\* 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

