

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## West Brookfield

### Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	5	+ 400.0%	35	32	- 8.6%
Closed Sales	7	2	- 71.4%	41	28	- 31.7%
Median Sales Price*	\$445,000	\$557,500	+ 25.3%	\$360,000	\$365,000	+ 1.4%
Inventory of Homes for Sale	5	7	+ 40.0%	--	--	--
Months Supply of Inventory	1.1	2.3	+ 109.1%	--	--	--
Cumulative Days on Market Until Sale	55	40	- 27.3%	48	43	- 10.4%
Percent of Original List Price Received*	99.4%	95.0%	- 4.4%	101.0%	100.1%	- 0.9%
New Listings	0	6	--	42	39	- 7.1%

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

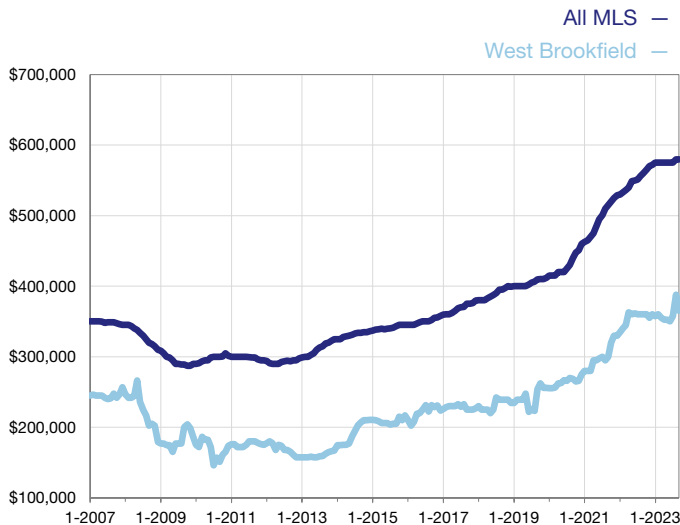
### Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	1	0	- 100.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$190,000	\$0	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	14	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	95.0%	0.0%	- 100.0%
New Listings	0	0	--	1	0	- 100.0%

\* 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

