

Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Becket

Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	7	+ 600.0%	45	48	+ 6.7%
Closed Sales	6	6	0.0%	46	43	- 6.5%
Median Sales Price*	\$549,500	\$418,500	- 23.8%	\$330,000	\$389,000	+ 17.9%
Inventory of Homes for Sale	14	15	+ 7.1%	--	--	--
Months Supply of Inventory	3.2	3.3	+ 3.1%	--	--	--
Cumulative Days on Market Until Sale	55	117	+ 112.7%	77	74	- 3.9%
Percent of Original List Price Received*	98.3%	94.8%	- 3.6%	98.0%	98.1%	+ 0.1%
New Listings	2	7	+ 250.0%	57	66	+ 15.8%

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

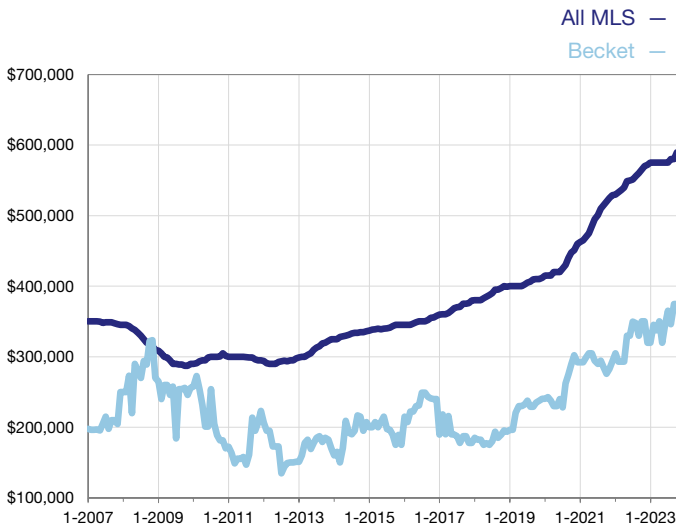
Condominium Properties

Key Metrics	October			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

