

Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

East Brookfield

Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	1	- 80.0%	24	15	- 37.5%
Closed Sales	2	1	- 50.0%	23	16	- 30.4%
Median Sales Price*	\$276,500	\$339,000	+ 22.6%	\$325,000	\$328,500	+ 1.1%
Inventory of Homes for Sale	8	3	- 62.5%	--	--	--
Months Supply of Inventory	3.3	1.7	- 48.5%	--	--	--
Cumulative Days on Market Until Sale	19	31	+ 63.2%	21	89	+ 323.8%
Percent of Original List Price Received*	99.7%	99.7%	0.0%	99.8%	96.6%	- 3.2%
New Listings	4	1	- 75.0%	31	14	- 54.8%

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

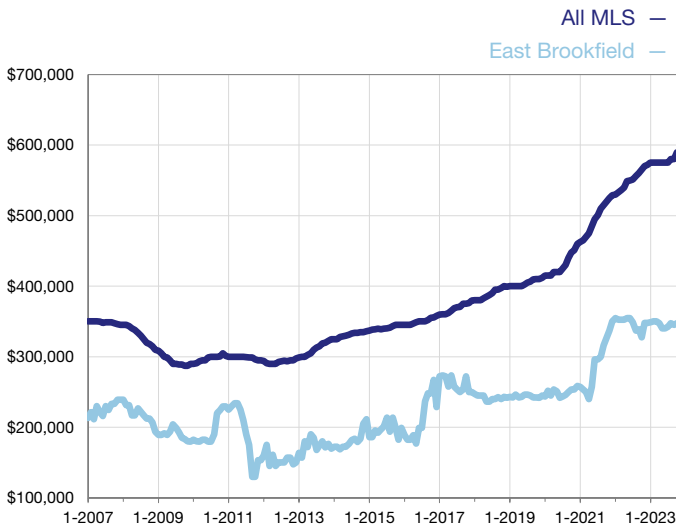
Condominium Properties

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

