

Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hopkinton

Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	22	+ 144.4%	175	153	- 12.6%
Closed Sales	17	14	- 17.6%	174	148	- 14.9%
Median Sales Price*	\$749,000	\$942,000	+ 25.8%	\$917,500	\$962,500	+ 4.9%
Inventory of Homes for Sale	19	19	0.0%	--	--	--
Months Supply of Inventory	1.2	1.4	+ 16.7%	--	--	--
Cumulative Days on Market Until Sale	89	54	- 39.3%	31	46	+ 48.4%
Percent of Original List Price Received*	101.6%	99.1%	- 2.5%	105.8%	100.4%	- 5.1%
New Listings	9	22	+ 144.4%	196	183	- 6.6%

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

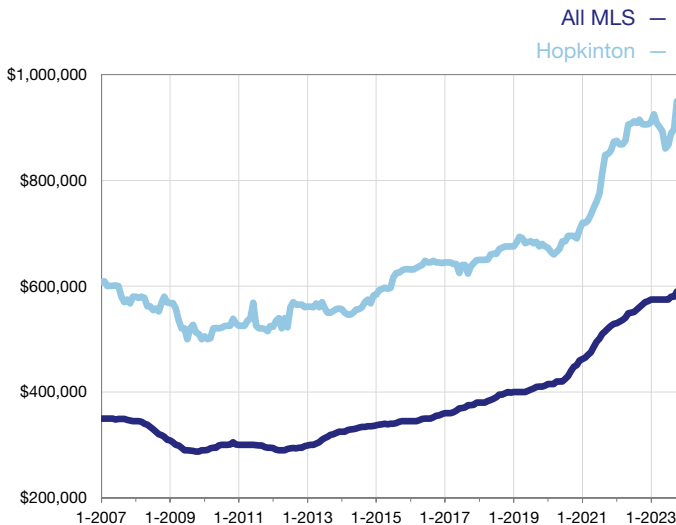
Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	2	- 71.4%	61	50	- 18.0%
Closed Sales	5	3	- 40.0%	67	57	- 14.9%
Median Sales Price*	\$465,000	\$710,000	+ 52.7%	\$716,390	\$730,000	+ 1.9%
Inventory of Homes for Sale	7	4	- 42.9%	--	--	--
Months Supply of Inventory	1.2	0.8	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	105	108	+ 2.9%	40	58	+ 45.0%
Percent of Original List Price Received*	100.5%	99.4%	- 1.1%	101.6%	100.0%	- 1.6%
New Listings	9	2	- 77.8%	73	48	- 34.2%

* 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

