

# Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Monterey

### Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	4	--	17	15	- 11.8%
Closed Sales	1	2	+ 100.0%	17	12	- 29.4%
Median Sales Price*	\$1,325,000	<b>\$1,436,000</b>	+ 8.4%	\$825,000	<b>\$1,085,000</b>	+ 31.5%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	2.3	<b>2.4</b>	+ 4.3%	--	--	--
Cumulative Days on Market Until Sale	49	<b>81</b>	+ 65.3%	120	<b>118</b>	- 1.7%
Percent of Original List Price Received*	103.9%	<b>100.2%</b>	- 3.6%	98.6%	<b>98.9%</b>	+ 0.3%
New Listings	1	2	+ 100.0%	17	16	- 5.9%

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

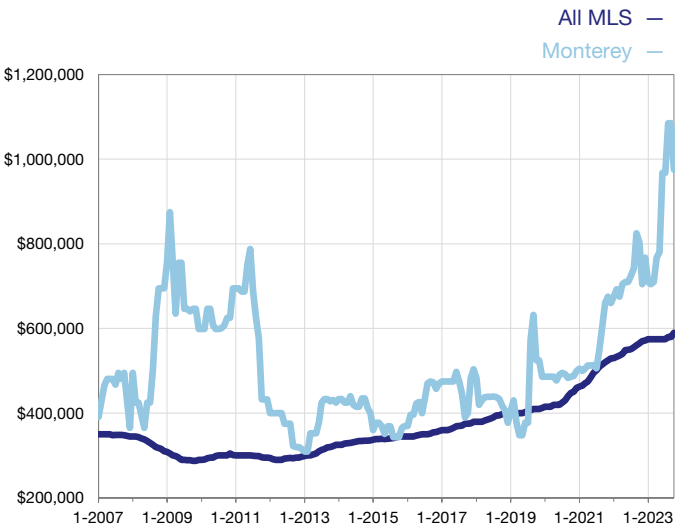
### Condominium Properties

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	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	<b>0.0</b>	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>0.0%</b>	--
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

