

# Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## New Marlborough

### Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	5	+ 66.7%	17	21	+ 23.5%
Closed Sales	3	1	- 66.7%	18	16	- 11.1%
Median Sales Price*	\$650,000	<b>\$608,300</b>	- 6.4%	\$700,000	<b>\$852,500</b>	+ 21.8%
Inventory of Homes for Sale	7	12	+ 71.4%	--	--	--
Months Supply of Inventory	3.2	5.2	+ 62.5%	--	--	--
Cumulative Days on Market Until Sale	76	78	+ 2.6%	137	104	- 24.1%
Percent of Original List Price Received*	94.5%	97.3%	+ 3.0%	95.2%	95.4%	+ 0.2%
New Listings	3	6	+ 100.0%	22	36	+ 63.6%

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

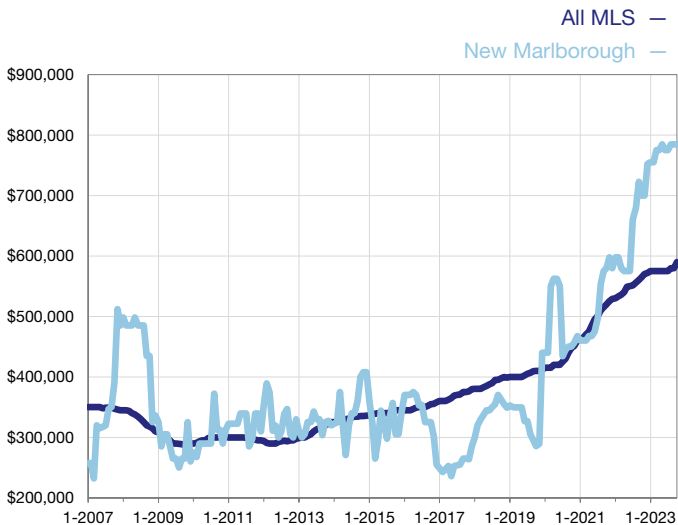
### Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	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	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

