

Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rutland

Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	9	0.0%	87	60	- 31.0%
Closed Sales	10	6	- 40.0%	85	57	- 32.9%
Median Sales Price*	\$452,500	\$473,750	+ 4.7%	\$480,000	\$510,000	+ 6.3%
Inventory of Homes for Sale	13	10	- 23.1%	--	--	--
Months Supply of Inventory	1.5	1.8	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	36	32	- 11.1%	34	28	- 17.6%
Percent of Original List Price Received*	97.9%	105.7%	+ 8.0%	100.2%	102.5%	+ 2.3%
New Listings	8	10	+ 25.0%	100	68	- 32.0%

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

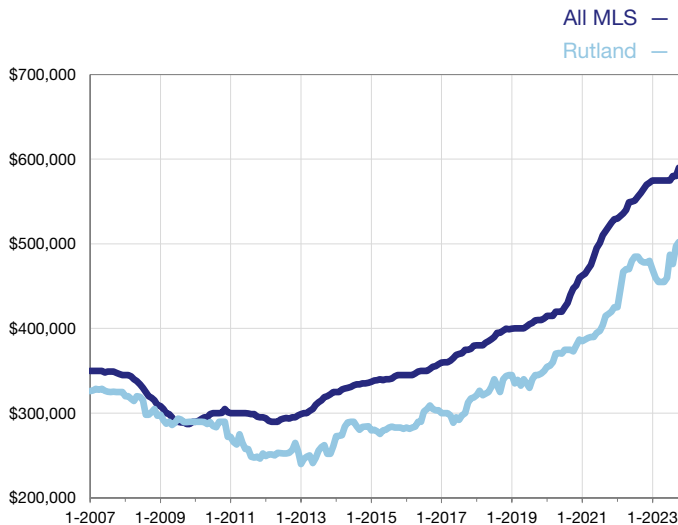
Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	2	0.0%	22	14	- 36.4%
Closed Sales	0	1	--	17	15	- 11.8%
Median Sales Price*	\$0	\$116,000	--	\$331,000	\$190,000	- 42.6%
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	0.7	2.4	+ 242.9%	--	--	--
Cumulative Days on Market Until Sale	0	22	--	32	33	+ 3.1%
Percent of Original List Price Received*	0.0%	116.1%	--	100.7%	102.0%	+ 1.3%
New Listings	3	3	0.0%	24	19	- 20.8%

* 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

