

# Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Stockbridge

### Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	1	- 66.7%	31	23	- 25.8%
Closed Sales	4	2	- 50.0%	29	26	- 10.3%
Median Sales Price*	\$557,500	<b>\$647,500</b>	+ 16.1%	\$580,000	<b>\$677,500</b>	+ 16.8%
Inventory of Homes for Sale	10	15	+ 50.0%	--	--	--
Months Supply of Inventory	3.4	6.0	+ 76.5%	--	--	--
Cumulative Days on Market Until Sale	89	37	- 58.4%	86	89	+ 3.5%
Percent of Original List Price Received*	100.5%	<b>102.8%</b>	+ 2.3%	100.2%	<b>101.2%</b>	+ 1.0%
New Listings	2	2	0.0%	38	41	+ 7.9%

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

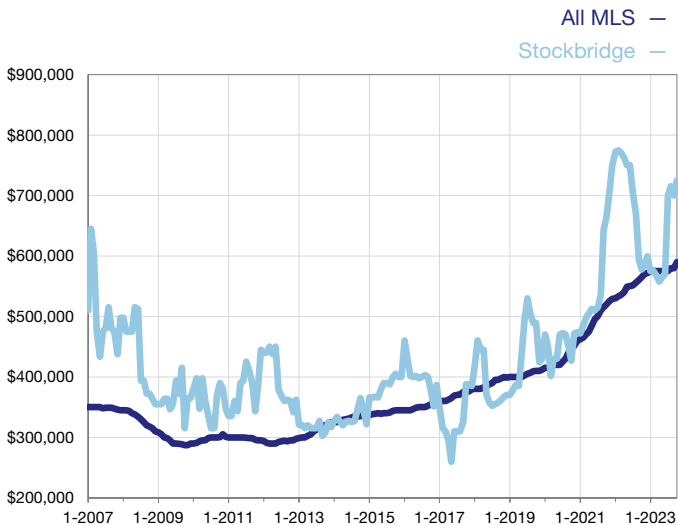
### Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	8	3	- 62.5%
Closed Sales	1	1	0.0%	9	3	- 66.7%
Median Sales Price*	\$545,000	<b>\$485,000</b>	- 11.0%	\$545,000	<b>\$485,000</b>	- 11.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.8	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	113	231	+ 104.4%	73	109	+ 49.3%
Percent of Original List Price Received*	97.5%	<b>98.0%</b>	+ 0.5%	100.5%	<b>92.1%</b>	- 8.4%
New Listings	0	0	--	15	3	- 80.0%

\* 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

