

Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Uxbridge

Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	6	9	+ 50.0%	106	78	- 26.4%
Closed Sales	15	9	- 40.0%	115	73	- 36.5%
Median Sales Price*	\$445,500	\$625,000	+ 40.3%	\$465,000	\$550,000	+ 18.3%
Inventory of Homes for Sale	8	3	- 62.5%	--	--	--
Months Supply of Inventory	0.7	0.4	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	20	34	+ 70.0%	23	21	- 8.7%
Percent of Original List Price Received*	103.2%	97.5%	- 5.5%	103.4%	102.4%	- 1.0%
New Listings	5	5	0.0%	113	82	- 27.4%

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

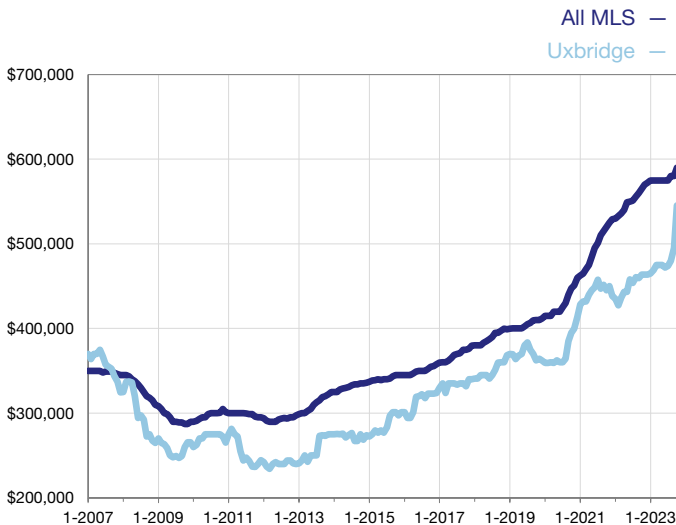
Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	11	+ 175.0%	63	79	+ 25.4%
Closed Sales	5	7	+ 40.0%	61	72	+ 18.0%
Median Sales Price*	\$355,000	\$500,000	+ 40.8%	\$417,500	\$441,000	+ 5.6%
Inventory of Homes for Sale	17	13	- 23.5%	--	--	--
Months Supply of Inventory	2.7	1.8	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	34	83	+ 144.1%	28	50	+ 78.6%
Percent of Original List Price Received*	100.4%	101.2%	+ 0.8%	102.9%	102.5%	- 0.4%
New Listings	9	6	- 33.3%	72	86	+ 19.4%

* 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

