

# Local Market Update – October 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Westminster

### Single-Family Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	6	+ 20.0%	80	72	- 10.0%
Closed Sales	14	7	- 50.0%	81	71	- 12.3%
Median Sales Price*	\$400,000	<b>\$526,500</b>	+ 31.6%	\$482,000	<b>\$574,900</b>	+ 19.3%
Inventory of Homes for Sale	24	16	- 33.3%	--	--	--
Months Supply of Inventory	3.0	2.5	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	49	41	- 16.3%	41	46	+ 12.2%
Percent of Original List Price Received*	96.0%	<b>101.5%</b>	+ 5.7%	99.3%	<b>100.2%</b>	+ 0.9%
New Listings	8	8	0.0%	114	89	- 21.9%

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

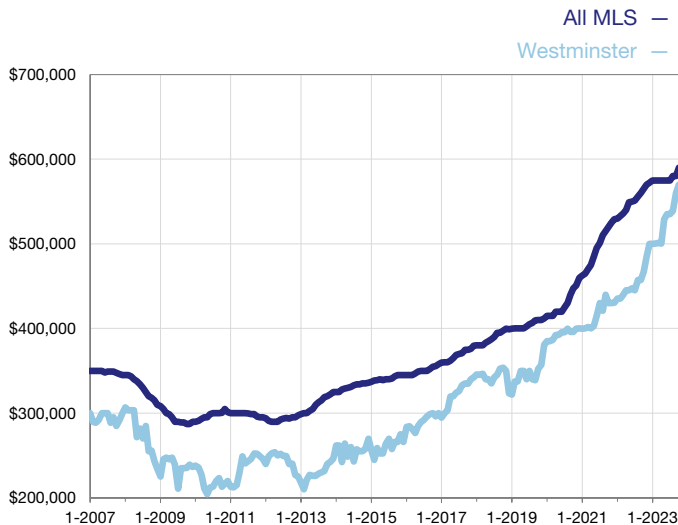
### Condominium Properties

Key Metrics	October			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	0	- 100.0%	8	3	- 62.5%
Closed Sales	0	0	--	6	4	- 33.3%
Median Sales Price*	\$0	<b>\$0</b>	--	\$240,000	<b>\$230,000</b>	- 4.2%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	25	31	+ 24.0%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	100.5%	<b>96.7%</b>	- 3.8%
New Listings	1	0	- 100.0%	8	3	- 62.5%

\* 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

