

# Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Blackstone

### Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	5	+ 25.0%	64	51	- 20.3%
Closed Sales	6	5	- 16.7%	66	51	- 22.7%
Median Sales Price*	\$469,500	<b>\$440,000</b>	- 6.3%	\$452,450	<b>\$455,000</b>	+ 0.6%
Inventory of Homes for Sale	10	15	+ 50.0%	--	--	--
Months Supply of Inventory	1.8	3.4	+ 88.9%	--	--	--
Cumulative Days on Market Until Sale	44	84	+ 90.9%	30	46	+ 53.3%
Percent of Original List Price Received*	95.9%	97.9%	+ 2.1%	101.3%	100.9%	- 0.4%
New Listings	3	12	+ 300.0%	73	69	- 5.5%

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

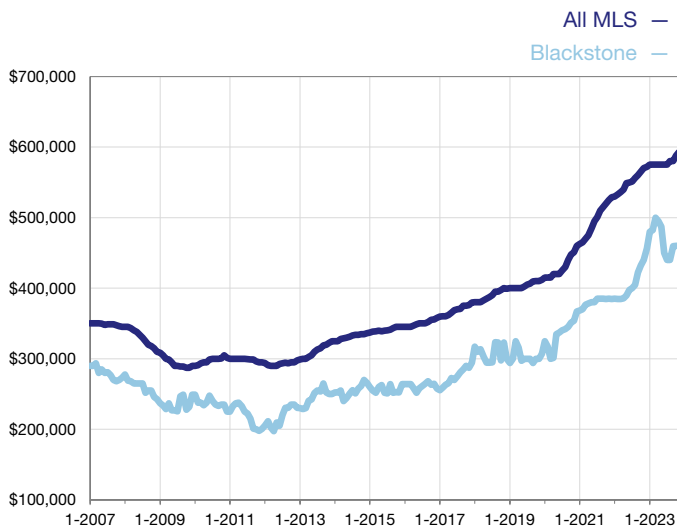
### Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	0	- 100.0%	14	17	+ 21.4%
Closed Sales	0	0	--	12	18	+ 50.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$351,250	<b>\$345,000</b>	- 1.8%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.0	0.4	- 60.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	15	43	+ 186.7%
Percent of Original List Price Received*	0.0%	0.0%	--	104.4%	100.0%	- 4.2%
New Listings	3	0	- 100.0%	19	17	- 10.5%

\* 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

