

# Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Milford

### Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	12	12	0.0%	193	167	- 13.5%
Closed Sales	14	16	+ 14.3%	194	161	- 17.0%
Median Sales Price*	\$487,250	<b>\$525,000</b>	+ 7.7%	\$500,000	<b>\$549,000</b>	+ 9.8%
Inventory of Homes for Sale	25	10	- 60.0%	--	--	--
Months Supply of Inventory	1.5	0.7	- 53.3%	--	--	--
Cumulative Days on Market Until Sale	23	19	- 17.4%	20	26	+ 30.0%
Percent of Original List Price Received*	101.4%	<b>102.7%</b>	+ 1.3%	104.9%	<b>103.1%</b>	- 1.7%
New Listings	13	12	- 7.7%	218	172	- 21.1%

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

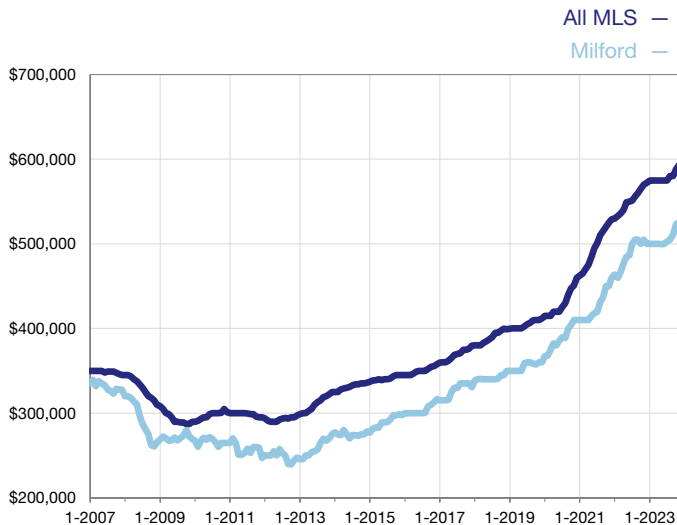
### Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	3	+ 50.0%	69	69	0.0%
Closed Sales	5	4	- 20.0%	73	67	- 8.2%
Median Sales Price*	\$359,000	<b>\$320,000</b>	- 10.9%	\$352,000	<b>\$370,000</b>	+ 5.1%
Inventory of Homes for Sale	5	5	0.0%	--	--	--
Months Supply of Inventory	0.8	0.8	0.0%	--	--	--
Cumulative Days on Market Until Sale	25	20	- 20.0%	17	21	+ 23.5%
Percent of Original List Price Received*	99.0%	<b>98.9%</b>	- 0.1%	103.9%	<b>101.7%</b>	- 2.1%
New Listings	4	5	+ 25.0%	75	77	+ 2.7%

\* 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

