

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Milton

Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	8	- 27.3%	224	146	- 34.8%
Closed Sales	18	14	- 22.2%	228	144	- 36.8%
Median Sales Price*	\$819,000	\$823,500	+ 0.5%	\$898,000	\$921,500	+ 2.6%
Inventory of Homes for Sale	27	23	- 14.8%	--	--	--
Months Supply of Inventory	1.4	1.8	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	43	28	- 34.9%	30	28	- 6.7%
Percent of Original List Price Received*	96.5%	99.9%	+ 3.5%	103.0%	102.7%	- 0.3%
New Listings	11	14	+ 27.3%	265	177	- 33.2%

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

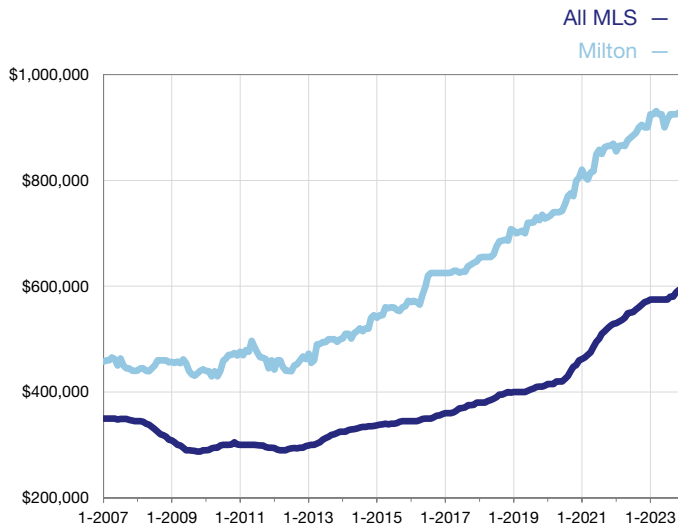
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	6	+ 200.0%	34	46	+ 35.3%
Closed Sales	2	4	+ 100.0%	27	40	+ 48.1%
Median Sales Price*	\$694,250	\$1,542,500	+ 122.2%	\$850,000	\$794,750	- 6.5%
Inventory of Homes for Sale	20	12	- 40.0%	--	--	--
Months Supply of Inventory	5.8	2.9	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	88	137	+ 55.7%	94	79	- 16.0%
Percent of Original List Price Received*	90.5%	100.6%	+ 11.2%	98.1%	98.0%	- 0.1%
New Listings	8	4	- 50.0%	47	60	+ 27.7%

* 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

