

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Monterey

Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	1	0.0%	18	15	- 16.7%
Closed Sales	1	2	+ 100.0%	18	14	- 22.2%
Median Sales Price*	\$245,000	\$385,500	+ 57.3%	\$767,500	\$937,500	+ 22.1%
Inventory of Homes for Sale	7	7	0.0%	--	--	--
Months Supply of Inventory	3.3	4.5	+ 36.4%	--	--	--
Cumulative Days on Market Until Sale	47	103	+ 119.1%	116	116	0.0%
Percent of Original List Price Received*	87.5%	82.5%	- 5.7%	98.0%	96.5%	- 1.5%
New Listings	3	3	0.0%	20	19	- 5.0%

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

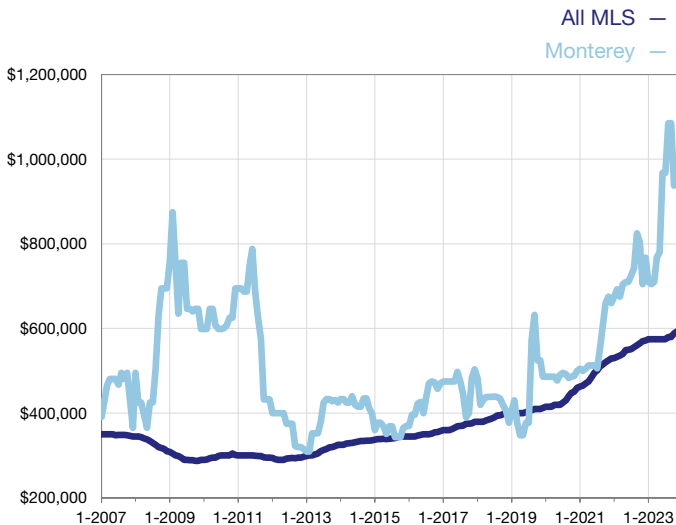
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	0	--	0	0	--

* 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

