

# Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## New Marlborough

### Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	1	--	17	21	+ 23.5%
Closed Sales	3	3	0.0%	21	19	- 9.5%
Median Sales Price*	\$755,000	\$1,000,000	+ 32.5%	\$750,000	\$930,000	+ 24.0%
Inventory of Homes for Sale	7	13	+ 85.7%	--	--	--
Months Supply of Inventory	3.5	6.2	+ 77.1%	--	--	--
Cumulative Days on Market Until Sale	111	99	- 10.8%	133	103	- 22.6%
Percent of Original List Price Received*	95.7%	88.6%	- 7.4%	95.2%	94.3%	- 0.9%
New Listings	1	2	+ 100.0%	23	38	+ 65.2%

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

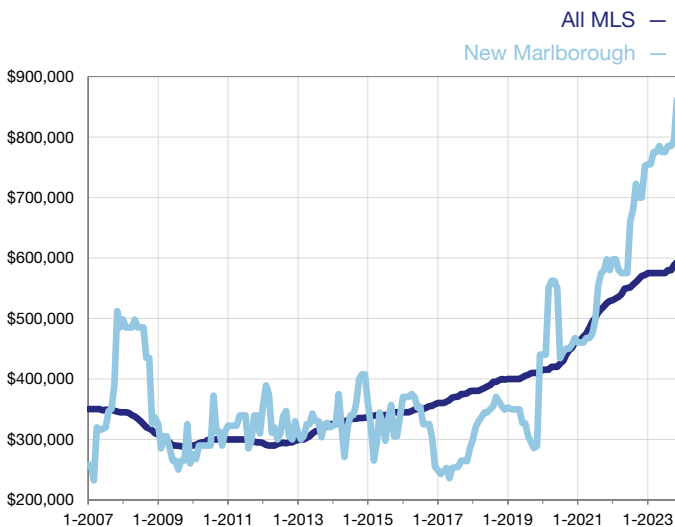
### Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	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

