

# Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Norton

### Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	14	6	- 57.1%	153	111	- 27.5%
Closed Sales	14	10	- 28.6%	146	109	- 25.3%
Median Sales Price*	\$595,000	<b>\$570,000</b>	- 4.2%	\$510,500	<b>\$570,000</b>	+ 11.7%
Inventory of Homes for Sale	18	18	0.0%	--	--	--
Months Supply of Inventory	1.3	1.9	+ 46.2%	--	--	--
Cumulative Days on Market Until Sale	28	28	0.0%	25	27	+ 8.0%
Percent of Original List Price Received*	99.2%	<b>101.4%</b>	+ 2.2%	103.0%	<b>100.6%</b>	- 2.3%
New Listings	13	10	- 23.1%	174	134	- 23.0%

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

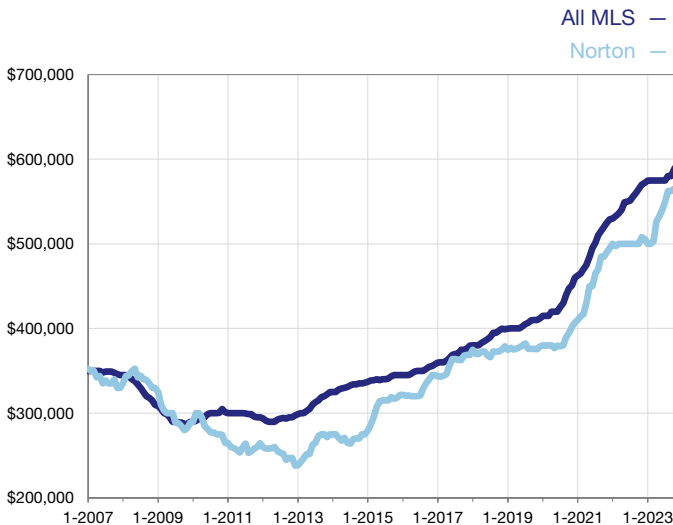
### Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	2	- 75.0%	55	49	- 10.9%
Closed Sales	2	6	+ 200.0%	51	53	+ 3.9%
Median Sales Price*	\$304,950	<b>\$317,500</b>	+ 4.1%	\$373,000	<b>\$382,000</b>	+ 2.4%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	0.4	0.5	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	17	21	+ 23.5%	17	21	+ 23.5%
Percent of Original List Price Received*	104.3%	<b>97.6%</b>	- 6.4%	105.2%	<b>101.5%</b>	- 3.5%
New Listings	4	4	0.0%	56	48	- 14.3%

\* 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

