

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Salisbury

Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	4	- 20.0%	59	42	- 28.8%
Closed Sales	4	6	+ 50.0%	63	44	- 30.2%
Median Sales Price*	\$744,950	\$616,000	- 17.3%	\$530,000	\$594,250	+ 12.1%
Inventory of Homes for Sale	14	9	- 35.7%	--	--	--
Months Supply of Inventory	2.6	2.3	- 11.5%	--	--	--
Cumulative Days on Market Until Sale	43	21	- 51.2%	40	33	- 17.5%
Percent of Original List Price Received*	97.2%	108.4%	+ 11.5%	99.7%	101.6%	+ 1.9%
New Listings	3	2	- 33.3%	77	54	- 29.9%

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

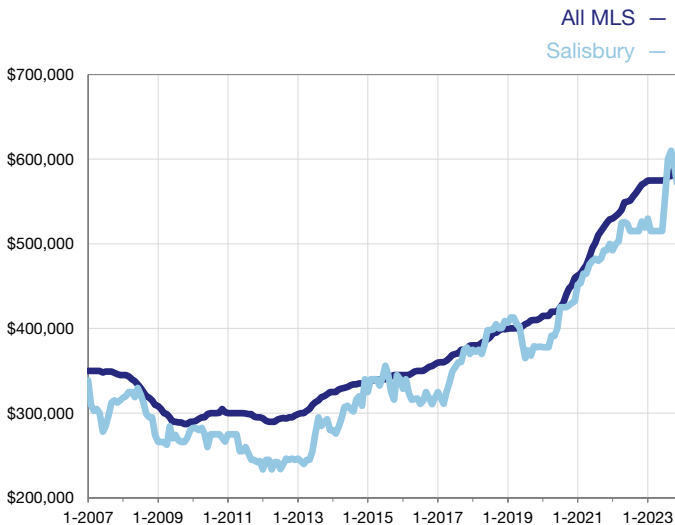
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	3	+ 200.0%	41	58	+ 41.5%
Closed Sales	3	2	- 33.3%	45	51	+ 13.3%
Median Sales Price*	\$525,000	\$555,000	+ 5.7%	\$465,000	\$560,000	+ 20.4%
Inventory of Homes for Sale	10	2	- 80.0%	--	--	--
Months Supply of Inventory	2.9	0.4	- 86.2%	--	--	--
Cumulative Days on Market Until Sale	36	38	+ 5.6%	44	52	+ 18.2%
Percent of Original List Price Received*	96.5%	101.0%	+ 4.7%	99.8%	100.8%	+ 1.0%
New Listings	2	0	- 100.0%	47	55	+ 17.0%

* 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

