

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Stockbridge

Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	5	+ 400.0%	32	28	- 12.5%
Closed Sales	2	1	- 50.0%	31	27	- 12.9%
Median Sales Price*	\$1,087,500	\$745,000	- 31.5%	\$594,000	\$700,000	+ 17.8%
Inventory of Homes for Sale	12	14	+ 16.7%	--	--	--
Months Supply of Inventory	4.4	4.8	+ 9.1%	--	--	--
Cumulative Days on Market Until Sale	93	52	- 44.1%	86	88	+ 2.3%
Percent of Original List Price Received*	98.3%	102.8%	+ 4.6%	100.1%	101.2%	+ 1.1%
New Listings	3	4	+ 33.3%	41	45	+ 9.8%

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

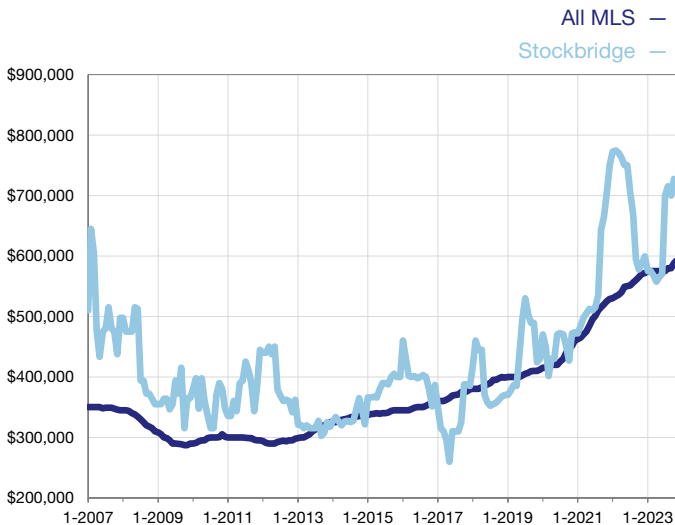
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	1	--	8	4	- 50.0%
Closed Sales	0	0	--	9	3	- 66.7%
Median Sales Price*	\$0	\$0	--	\$545,000	\$485,000	- 11.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.8	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	73	109	+ 49.3%
Percent of Original List Price Received*	0.0%	0.0%	--	100.5%	92.1%	- 8.4%
New Listings	0	1	--	15	4	- 73.3%

* 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

