

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sutton

Single-Family Properties

| Key Metrics | November | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 10 | 12 | + 20.0% | 78 | 79 | + 1.3% |
| Closed Sales | 8 | 8 | 0.0% | 78 | 72 | - 7.7% |
| Median Sales Price* | \$525,000 | \$666,000 | + 26.9% | \$562,500 | \$592,500 | + 5.3% |
| Inventory of Homes for Sale | 12 | 9 | - 25.0% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 1.3 | - 23.5% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 37 | 23 | - 37.8% | 28 | 45 | + 60.7% |
| Percent of Original List Price Received* | 99.8% | 98.9% | - 0.9% | 102.0% | 99.7% | - 2.3% |
| New Listings | 5 | 6 | + 20.0% | 93 | 96 | + 3.2% |

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

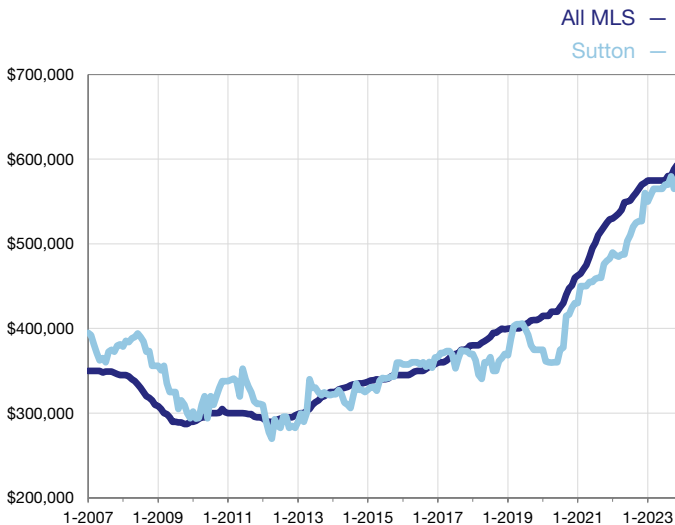
Condominium Properties

| Key Metrics | November | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 0 | 0 | -- | 15 | 18 | + 20.0% |
| Closed Sales | 2 | 3 | + 50.0% | 18 | 16 | - 11.1% |
| Median Sales Price* | \$425,329 | \$541,617 | + 27.3% | \$467,961 | \$523,309 | + 11.8% |
| Inventory of Homes for Sale | 2 | 0 | - 100.0% | -- | -- | -- |
| Months Supply of Inventory | 1.3 | 0.0 | - 100.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 19 | 78 | + 310.5% | 26 | 43 | + 65.4% |
| Percent of Original List Price Received* | 98.3% | 104.3% | + 6.1% | 98.7% | 101.1% | + 2.4% |
| New Listings | 1 | 0 | - 100.0% | 18 | 18 | 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

