

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Uxbridge

Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	2	- 71.4%	113	79	- 30.1%
Closed Sales	6	10	+ 66.7%	121	83	- 31.4%
Median Sales Price*	\$512,450	\$612,500	+ 19.5%	\$465,000	\$555,000	+ 19.4%
Inventory of Homes for Sale	7	6	- 14.3%	--	--	--
Months Supply of Inventory	0.7	0.8	+ 14.3%	--	--	--
Cumulative Days on Market Until Sale	66	21	- 68.2%	26	21	- 19.2%
Percent of Original List Price Received*	95.6%	107.2%	+ 12.1%	103.0%	102.9%	- 0.1%
New Listings	6	4	- 33.3%	119	86	- 27.7%

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

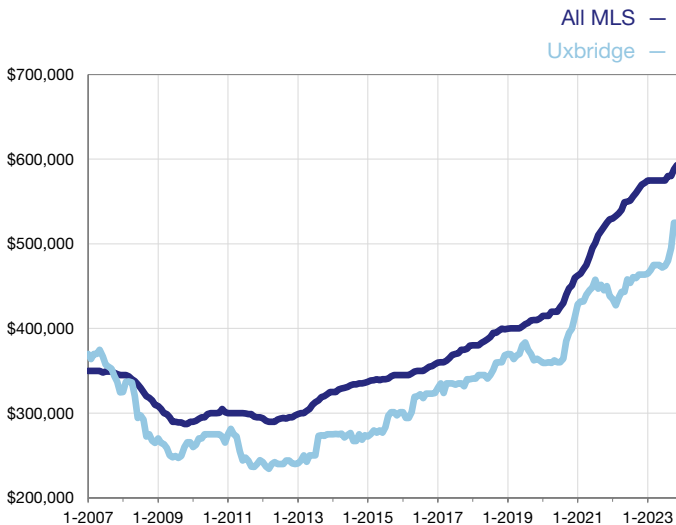
Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	5	- 28.6%	70	84	+ 20.0%
Closed Sales	7	10	+ 42.9%	68	82	+ 20.6%
Median Sales Price*	\$404,900	\$432,500	+ 6.8%	\$411,200	\$441,000	+ 7.2%
Inventory of Homes for Sale	13	12	- 7.7%	--	--	--
Months Supply of Inventory	2.0	1.7	- 15.0%	--	--	--
Cumulative Days on Market Until Sale	27	106	+ 292.6%	28	57	+ 103.6%
Percent of Original List Price Received*	99.8%	101.8%	+ 2.0%	102.6%	102.4%	- 0.2%
New Listings	4	7	+ 75.0%	76	92	+ 21.1%

* 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

