

# Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Walpole

### Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	15	18	+ 20.0%	172	151	- 12.2%
Closed Sales	17	14	- 17.6%	170	136	- 20.0%
Median Sales Price*	\$629,000	<b>\$642,000</b>	+ 2.1%	\$692,500	<b>\$706,000</b>	+ 1.9%
Inventory of Homes for Sale	20	17	- 15.0%	--	--	--
Months Supply of Inventory	1.3	1.3	0.0%	--	--	--
Cumulative Days on Market Until Sale	44	19	- 56.8%	26	25	- 3.8%
Percent of Original List Price Received*	97.1%	101.1%	+ 4.1%	103.7%	102.8%	- 0.9%
New Listings	10	21	+ 110.0%	192	168	- 12.5%

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

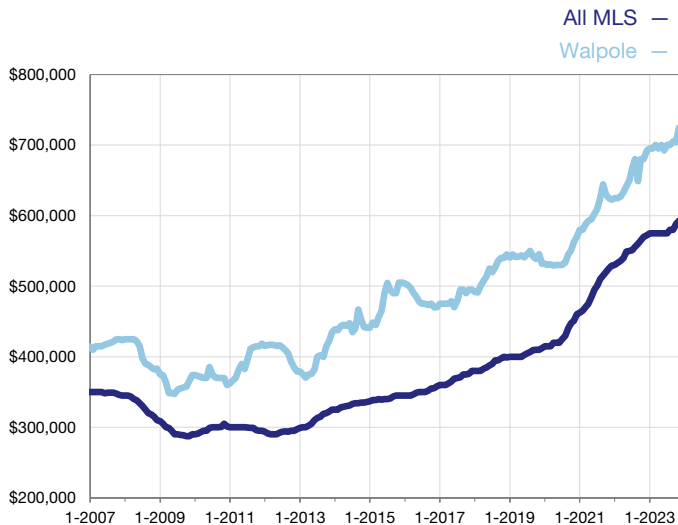
### Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	3	- 66.7%	103	57	- 44.7%
Closed Sales	3	5	+ 66.7%	111	78	- 29.7%
Median Sales Price*	\$415,000	<b>\$495,000</b>	+ 19.3%	\$489,900	<b>\$583,058</b>	+ 19.0%
Inventory of Homes for Sale	13	4	- 69.2%	--	--	--
Months Supply of Inventory	1.4	0.7	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	25	14	- 44.0%	23	29	+ 26.1%
Percent of Original List Price Received*	97.2%	106.3%	+ 9.4%	102.7%	100.8%	- 1.9%
New Listings	5	2	- 60.0%	133	67	- 49.6%

\* 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

