

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Brookfield

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	2	+ 100.0%	30	29	- 3.3%
Closed Sales	1	1	0.0%	30	26	- 13.3%
Median Sales Price*	\$418,000	\$320,000	- 23.4%	\$392,500	\$369,500	- 5.9%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	1.3	1.4	+ 7.7%	--	--	--
Cumulative Days on Market Until Sale	104	17	- 83.7%	29	52	+ 79.3%
Percent of Original List Price Received*	89.0%	100.0%	+ 12.4%	98.1%	101.1%	+ 3.1%
New Listings	0	0	--	36	32	- 11.1%

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

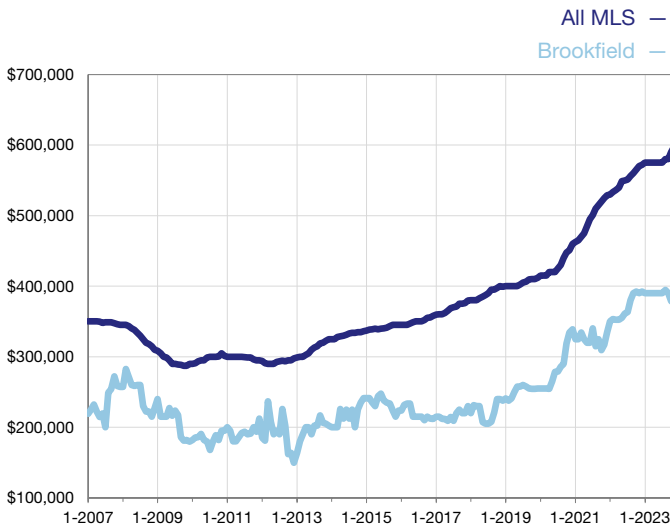
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	0	- 100.0%	2	0	- 100.0%
Closed Sales	0	0	--	1	1	0.0%
Median Sales Price*	\$0	\$0	--	\$246,000	\$257,000	+ 4.5%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	7	25	+ 257.1%
Percent of Original List Price Received*	0.0%	0.0%	--	111.8%	98.9%	- 11.5%
New Listings	0	0	--	2	0	- 100.0%

* 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

