

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Goshen

Single-Family Properties

| Key Metrics | December | | | Year to Date | | |
|--|----------|-----------|---------|--------------|-----------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 0 | 0 | -- | 10 | 11 | + 10.0% |
| Closed Sales | 0 | 1 | -- | 9 | 12 | + 33.3% |
| Median Sales Price* | \$0 | \$217,900 | -- | \$400,000 | \$274,500 | - 31.4% |
| Inventory of Homes for Sale | 3 | 2 | - 33.3% | -- | -- | -- |
| Months Supply of Inventory | 2.1 | 0.7 | - 66.7% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 43 | -- | 29 | 31 | + 6.9% |
| Percent of Original List Price Received* | 0.0% | 109.5% | -- | 103.4% | 101.6% | - 1.7% |
| New Listings | 0 | 1 | -- | 15 | 12 | - 20.0% |

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

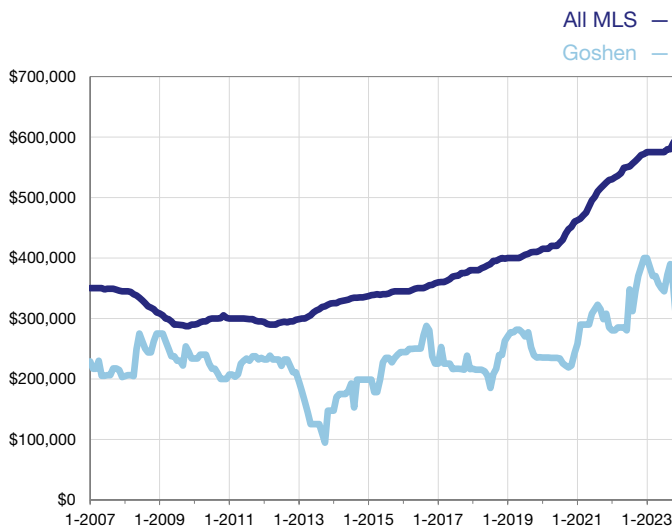
Condominium Properties

| Key Metrics | December | | | Year to Date | | |
|--|----------|------|-------|--------------|-----------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 0 | 0 | -- | 1 | 1 | 0.0% |
| Closed Sales | 0 | 0 | -- | 1 | 1 | 0.0% |
| Median Sales Price* | \$0 | \$0 | -- | \$140,000 | \$139,000 | - 0.7% |
| Inventory of Homes for Sale | 0 | 0 | -- | -- | -- | -- |
| Months Supply of Inventory | 0.0 | 0.0 | -- | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 0 | -- | 14 | 71 | + 407.1% |
| Percent of Original List Price Received* | 0.0% | 0.0% | -- | 107.7% | 100.0% | - 7.1% |
| New Listings | 0 | 0 | -- | 1 | 1 | 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

