

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Ludlow

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	10	10	0.0%	151	150	- 0.7%
Closed Sales	8	9	+ 12.5%	158	144	- 8.9%
Median Sales Price*	\$278,500	\$330,000	+ 18.5%	\$295,000	\$315,000	+ 6.8%
Inventory of Homes for Sale	18	13	- 27.8%	--	--	--
Months Supply of Inventory	1.4	1.0	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	34	62	+ 82.4%	30	36	+ 20.0%
Percent of Original List Price Received*	101.1%	97.1%	- 4.0%	100.7%	100.6%	- 0.1%
New Listings	7	6	- 14.3%	169	161	- 4.7%

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

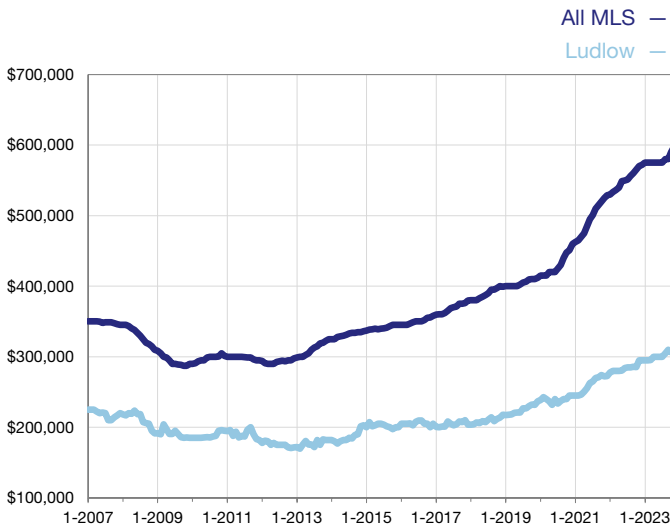
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	2	--	32	34	+ 6.3%
Closed Sales	1	2	+ 100.0%	37	33	- 10.8%
Median Sales Price*	\$215,000	\$453,500	+ 110.9%	\$299,900	\$265,000	- 11.6%
Inventory of Homes for Sale	6	8	+ 33.3%	--	--	--
Months Supply of Inventory	1.9	2.6	+ 36.8%	--	--	--
Cumulative Days on Market Until Sale	29	15	- 48.3%	53	49	- 7.5%
Percent of Original List Price Received*	98.2%	100.3%	+ 2.1%	101.6%	101.7%	+ 0.1%
New Listings	0	2	--	34	40	+ 17.6%

* 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

