

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Milton

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	4	- 55.6%	233	149	- 36.1%
Closed Sales	13	6	- 53.8%	241	150	- 37.8%
Median Sales Price*	\$995,000	\$1,052,500	+ 5.8%	\$900,000	\$925,000	+ 2.8%
Inventory of Homes for Sale	16	17	+ 6.3%	--	--	--
Months Supply of Inventory	0.8	1.4	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	46	39	- 15.2%	31	29	- 6.5%
Percent of Original List Price Received*	92.2%	95.3%	+ 3.4%	102.4%	102.4%	0.0%
New Listings	5	2	- 60.0%	270	179	- 33.7%

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

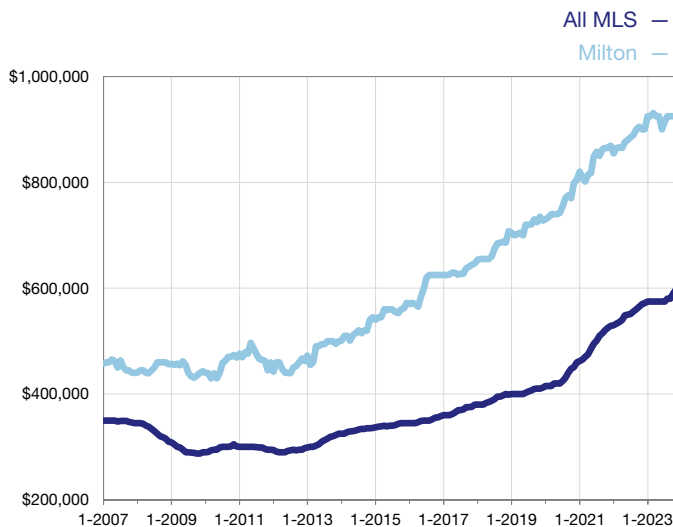
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	2	- 33.3%	37	48	+ 29.7%
Closed Sales	6	8	+ 33.3%	33	48	+ 45.5%
Median Sales Price*	\$1,162,500	\$733,000	- 36.9%	\$850,000	\$765,000	- 10.0%
Inventory of Homes for Sale	15	10	- 33.3%	--	--	--
Months Supply of Inventory	4.5	2.5	- 44.4%	--	--	--
Cumulative Days on Market Until Sale	57	85	+ 49.1%	88	80	- 9.1%
Percent of Original List Price Received*	96.1%	99.1%	+ 3.1%	97.8%	98.2%	+ 0.4%
New Listings	0	2	--	47	62	+ 31.9%

* 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

