

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Northbridge

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	11	+ 266.7%	122	100	- 18.0%
Closed Sales	11	6	- 45.5%	134	92	- 31.3%
Median Sales Price*	\$435,000	\$397,500	- 8.6%	\$560,000	\$522,500	- 6.7%
Inventory of Homes for Sale	8	7	- 12.5%	--	--	--
Months Supply of Inventory	0.8	0.8	0.0%	--	--	--
Cumulative Days on Market Until Sale	55	25	- 54.5%	33	28	- 15.2%
Percent of Original List Price Received*	96.9%	103.4%	+ 6.7%	102.7%	102.1%	- 0.6%
New Listings	1	6	+ 500.0%	135	115	- 14.8%

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

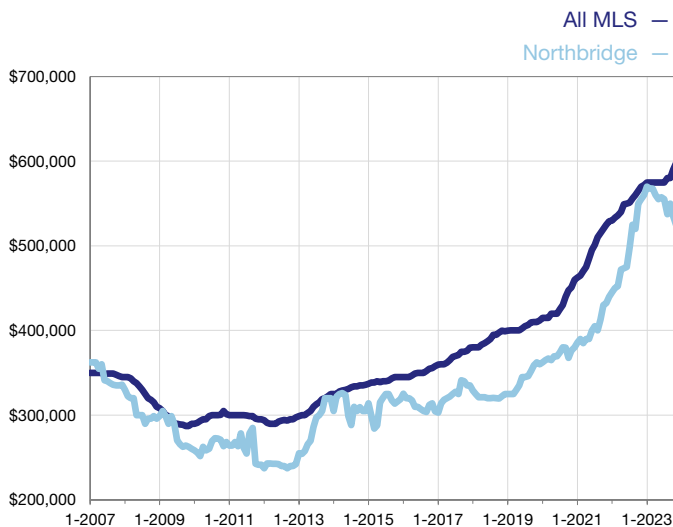
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	6	1	- 83.3%	70	56	- 20.0%
Closed Sales	5	4	- 20.0%	78	59	- 24.4%
Median Sales Price*	\$542,670	\$261,000	- 51.9%	\$457,125	\$350,000	- 23.4%
Inventory of Homes for Sale	5	6	+ 20.0%	--	--	--
Months Supply of Inventory	0.9	1.3	+ 44.4%	--	--	--
Cumulative Days on Market Until Sale	29	36	+ 24.1%	26	36	+ 38.5%
Percent of Original List Price Received*	103.0%	97.2%	- 5.6%	102.0%	101.4%	- 0.6%
New Listings	5	1	- 80.0%	76	61	- 19.7%

* 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

