

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sutton

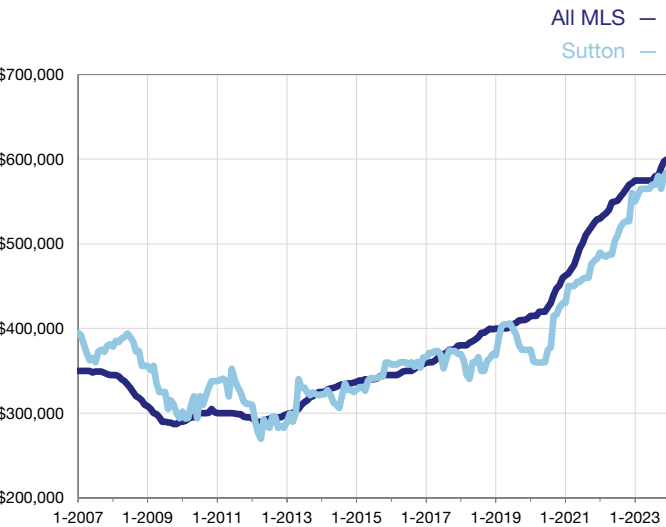
Single-Family Properties	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Key Metrics						
Pending Sales	4	2	- 50.0%	82	80	- 2.4%
Closed Sales	9	7	- 22.2%	87	79	- 9.2%
Median Sales Price*	\$510,000	\$585,000	+ 14.7%	\$560,000	\$585,000	+ 4.5%
Inventory of Homes for Sale	11	9	- 18.2%	--	--	--
Months Supply of Inventory	1.6	1.4	- 12.5%	--	--	--
Cumulative Days on Market Until Sale	51	28	- 45.1%	30	43	+ 43.3%
Percent of Original List Price Received*	93.6%	101.6%	+ 8.5%	101.1%	99.8%	- 1.3%
New Listings	5	3	- 40.0%	98	100	+ 2.0%

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

Condominium Properties	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Key Metrics						
Pending Sales	1	0	- 100.0%	16	18	+ 12.5%
Closed Sales	2	0	- 100.0%	20	16	- 20.0%
Median Sales Price*	\$362,500	\$0	- 100.0%	\$448,366	\$523,309	+ 16.7%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	45	0	- 100.0%	28	43	+ 53.6%
Percent of Original List Price Received*	93.7%	0.0%	- 100.0%	98.2%	101.1%	+ 3.0%
New Listings	0	0	--	18	18	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

