

# Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Uxbridge

### Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	6	4	- 33.3%	119	83	- 30.3%
Closed Sales	7	5	- 28.6%	128	89	- 30.5%
Median Sales Price*	\$420,000	<b>\$415,000</b>	- 1.2%	\$463,500	<b>\$550,000</b>	+ 18.7%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	0.4	<b>0.4</b>	0.0%	--	--	--
Cumulative Days on Market Until Sale	28	<b>20</b>	- 28.6%	26	<b>22</b>	- 15.4%
Percent of Original List Price Received*	95.8%	<b>102.1%</b>	+ 6.6%	102.6%	<b>102.8%</b>	+ 0.2%
New Listings	5	2	- 60.0%	124	87	- 29.8%

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

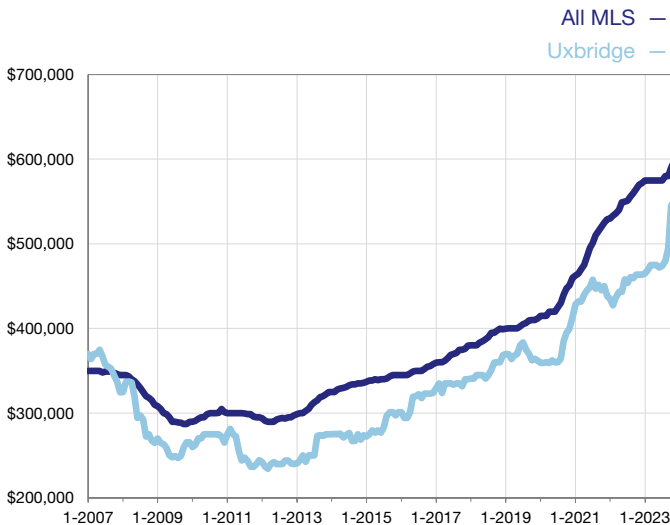
### Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	8	+ 166.7%	73	92	+ 26.0%
Closed Sales	6	10	+ 66.7%	74	92	+ 24.3%
Median Sales Price*	\$397,500	<b>\$481,950</b>	+ 21.2%	\$404,950	<b>\$455,500</b>	+ 12.5%
Inventory of Homes for Sale	13	9	- 30.8%	--	--	--
Months Supply of Inventory	2.1	<b>1.2</b>	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	67	95	+ 41.8%	31	61	+ 96.8%
Percent of Original List Price Received*	98.8%	<b>101.7%</b>	+ 2.9%	102.3%	<b>102.4%</b>	+ 0.1%
New Listings	4	4	0.0%	80	97	+ 21.3%

\* 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

