

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Walpole

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	10	+ 42.9%	179	160	- 10.6%
Closed Sales	16	13	- 18.8%	186	149	- 19.9%
Median Sales Price*	\$687,500	\$680,000	- 1.1%	\$692,500	\$701,000	+ 1.2%
Inventory of Homes for Sale	15	9	- 40.0%	--	--	--
Months Supply of Inventory	1.0	0.7	- 30.0%	--	--	--
Cumulative Days on Market Until Sale	31	31	0.0%	27	26	- 3.7%
Percent of Original List Price Received*	99.2%	97.7%	- 1.5%	103.3%	102.4%	- 0.9%
New Listings	5	7	+ 40.0%	197	175	- 11.2%

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

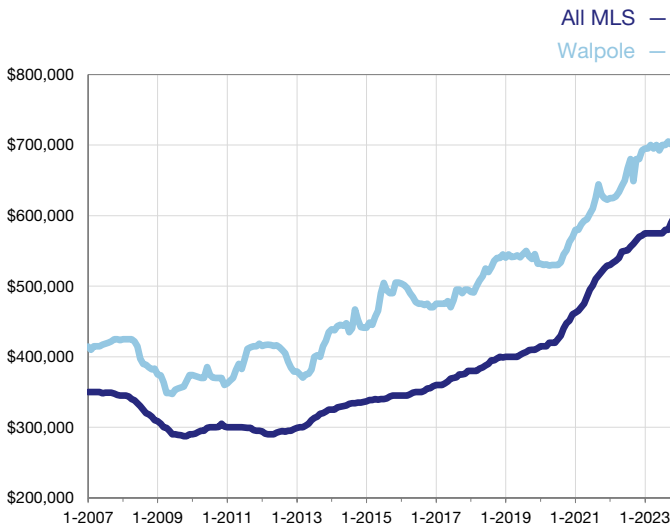
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	3	- 62.5%	111	60	- 45.9%
Closed Sales	4	2	- 50.0%	115	80	- 30.4%
Median Sales Price*	\$330,000	\$439,500	+ 33.2%	\$484,000	\$579,058	+ 19.6%
Inventory of Homes for Sale	8	4	- 50.0%	--	--	--
Months Supply of Inventory	0.9	0.8	- 11.1%	--	--	--
Cumulative Days on Market Until Sale	39	15	- 61.5%	24	28	+ 16.7%
Percent of Original List Price Received*	94.5%	97.7%	+ 3.4%	102.4%	100.7%	- 1.7%
New Listings	7	3	- 57.1%	140	70	- 50.0%

* 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

