

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Wayland

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	5	10	+ 100.0%	138	113	- 18.1%
Closed Sales	10	7	- 30.0%	141	107	- 24.1%
Median Sales Price*	\$983,063	\$821,000	- 16.5%	\$1,047,000	\$1,060,000	+ 1.2%
Inventory of Homes for Sale	8	6	- 25.0%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	54	38	- 29.6%	25	27	+ 8.0%
Percent of Original List Price Received*	94.3%	98.8%	+ 4.8%	104.3%	103.4%	- 0.9%
New Listings	0	3	--	154	132	- 14.3%

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

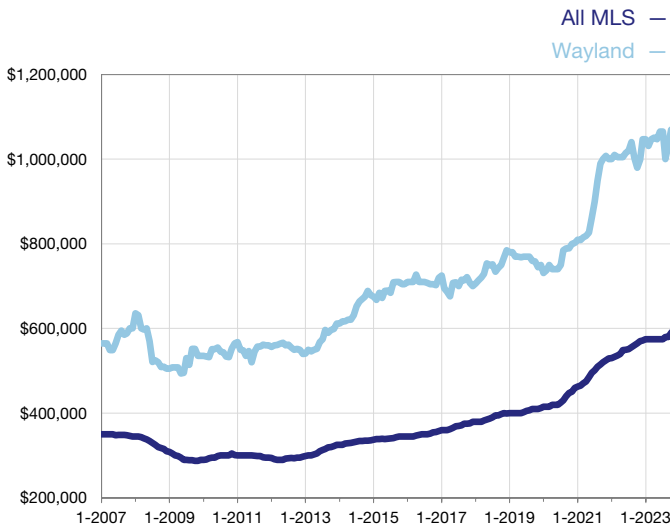
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	2	- 33.3%	39	23	- 41.0%
Closed Sales	2	2	0.0%	36	23	- 36.1%
Median Sales Price*	\$750,000	\$977,000	+ 30.3%	\$772,500	\$994,900	+ 28.8%
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	0.6	1.7	+ 183.3%	--	--	--
Cumulative Days on Market Until Sale	43	22	- 48.8%	24	36	+ 50.0%
Percent of Original List Price Received*	97.3%	97.9%	+ 0.6%	105.0%	97.4%	- 7.2%
New Listings	2	2	0.0%	42	27	- 35.7%

* 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

