

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

West Boylston

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	4	+ 300.0%	52	46	- 11.5%
Closed Sales	1	5	+ 400.0%	55	44	- 20.0%
Median Sales Price*	\$530,000	\$500,000	- 5.7%	\$480,000	\$486,000	+ 1.3%
Inventory of Homes for Sale	6	2	- 66.7%	--	--	--
Months Supply of Inventory	1.4	0.5	- 64.3%	--	--	--
Cumulative Days on Market Until Sale	9	26	+ 188.9%	32	31	- 3.1%
Percent of Original List Price Received*	98.3%	104.5%	+ 6.3%	103.9%	101.1%	- 2.7%
New Listings	4	1	- 75.0%	58	47	- 19.0%

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

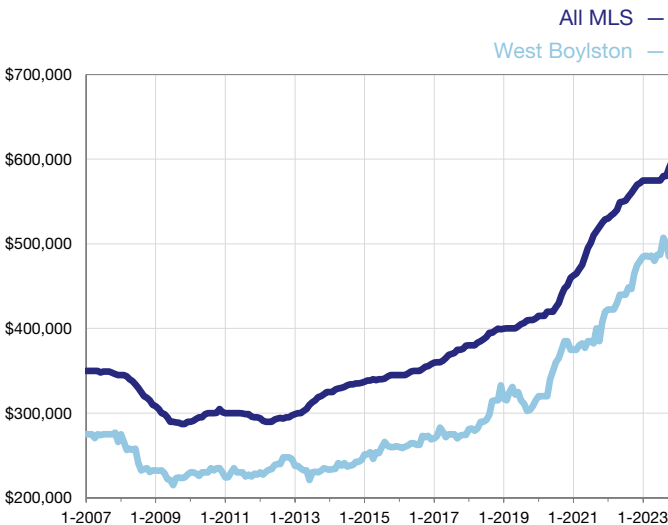
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	1	- 50.0%	27	18	- 33.3%
Closed Sales	2	0	- 100.0%	24	21	- 12.5%
Median Sales Price*	\$350,000	\$0	- 100.0%	\$445,000	\$435,000	- 2.2%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	25	0	- 100.0%	23	24	+ 4.3%
Percent of Original List Price Received*	98.4%	0.0%	- 100.0%	101.5%	102.6%	+ 1.1%
New Listings	3	1	- 66.7%	30	17	- 43.3%

* 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

