

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sterling

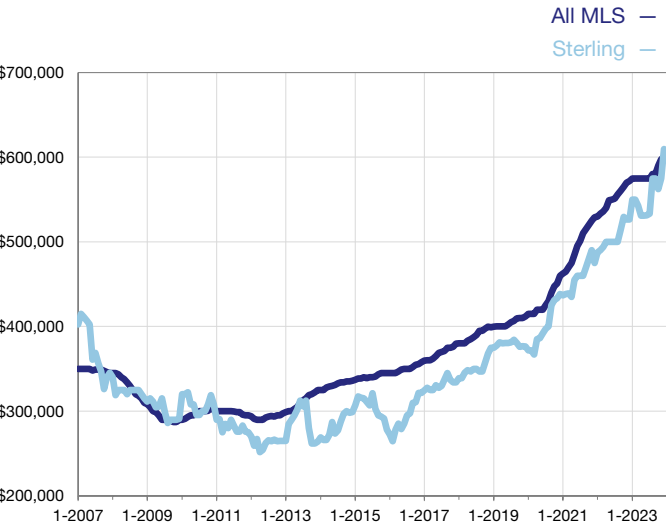
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	3	+ 50.0%	2	3	+ 50.0%
Closed Sales	1	4	+ 300.0%	1	4	+ 300.0%
Median Sales Price*	\$950,000	\$585,500	- 38.4%	\$950,000	\$585,500	- 38.4%
Inventory of Homes for Sale	8	5	- 37.5%	--	--	--
Months Supply of Inventory	1.2	1.2	0.0%	--	--	--
Cumulative Days on Market Until Sale	28	46	+ 64.3%	28	46	+ 64.3%
Percent of Original List Price Received*	97.9%	101.3%	+ 3.5%	97.9%	101.3%	+ 3.5%
New Listings	2	3	+ 50.0%	2	3	+ 50.0%

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

Condominium Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	2	- 60.0%	5	2	- 60.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Median Sales Price*	\$469,053	\$0	- 100.0%	\$469,053	\$0	- 100.0%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	21	0	- 100.0%	21	0	- 100.0%
Percent of Original List Price Received*	100.9%	0.0%	- 100.0%	100.9%	0.0%	- 100.0%
New Listings	3	1	- 66.7%	3	1	- 66.7%

* 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

