

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

West Boylston

Single-Family Properties

Key Metrics	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	4	0	- 100.0%	4	0	- 100.0%
Closed Sales	1	1	0.0%	1	1	0.0%
Median Sales Price*	\$487,000	\$520,000	+ 6.8%	\$487,000	\$520,000	+ 6.8%
Inventory of Homes for Sale	5	6	+ 20.0%	--	--	--
Months Supply of Inventory	1.2	1.6	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	57	53	- 7.0%	57	53	- 7.0%
Percent of Original List Price Received*	97.4%	92.9%	- 4.6%	97.4%	92.9%	- 4.6%
New Listings	3	4	+ 33.3%	3	4	+ 33.3%

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

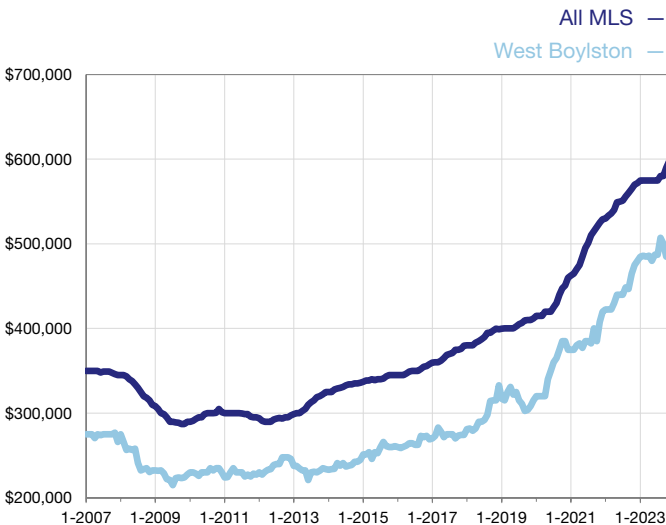
Condominium Properties

Key Metrics	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	1	--	0	1	--
Closed Sales	2	1	- 50.0%	2	1	- 50.0%
Median Sales Price*	\$314,950	\$515,000	+ 63.5%	\$314,950	\$515,000	+ 63.5%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.1	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	20	2	- 90.0%	20	2	- 90.0%
Percent of Original List Price Received*	101.4%	103.0%	+ 1.6%	101.4%	103.0%	+ 1.6%
New Listings	1	1	0.0%	1	1	0.0%

* 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

