

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Middleton

Single-Family Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	2	5	+ 150.0%	8	7	- 12.5%
Closed Sales	5	3	- 40.0%	7	5	- 28.6%
Median Sales Price*	\$825,000	\$1,005,000	+ 21.8%	\$825,000	\$1,005,000	+ 21.8%
Inventory of Homes for Sale	8	8	0.0%	--	--	--
Months Supply of Inventory	1.7	2.0	+ 17.6%	--	--	--
Cumulative Days on Market Until Sale	32	34	+ 6.3%	26	52	+ 100.0%
Percent of Original List Price Received*	101.5%	101.6%	+ 0.1%	102.6%	97.7%	- 4.8%
New Listings	7	4	- 42.9%	13	10	- 23.1%

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

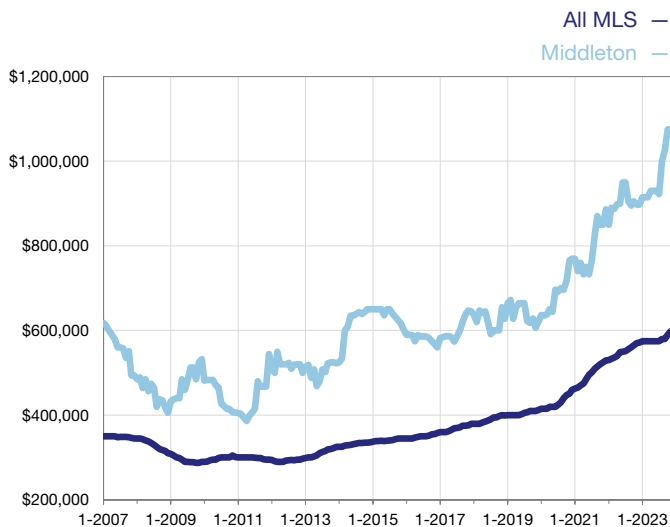
Condominium Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	5	1	- 80.0%	12	5	- 58.3%
Closed Sales	2	2	0.0%	7	3	- 57.1%
Median Sales Price*	\$700,000	\$490,000	- 30.0%	\$880,000	\$575,000	- 34.7%
Inventory of Homes for Sale	6	0	- 100.0%	--	--	--
Months Supply of Inventory	1.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	39	23	- 41.0%	48	21	- 56.3%
Percent of Original List Price Received*	95.0%	100.6%	+ 5.9%	97.1%	101.7%	+ 4.7%
New Listings	7	0	- 100.0%	12	4	- 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

