

# Local Market Update – May 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## West Boylston

### Single-Family Properties

Key Metrics	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	2	6	+ 200.0%	16	20	+ 25.0%
Closed Sales	6	3	- 50.0%	15	13	- 13.3%
Median Sales Price*	\$438,500	<b>\$545,000</b>	+ 24.3%	\$457,000	<b>\$526,000</b>	+ 15.1%
Inventory of Homes for Sale	7	11	+ 57.1%	--	--	--
Months Supply of Inventory	2.2	2.5	+ 13.6%	--	--	--
Cumulative Days on Market Until Sale	23	45	+ 95.7%	29	32	+ 10.3%
Percent of Original List Price Received*	103.9%	<b>104.3%</b>	+ 0.4%	99.6%	<b>102.8%</b>	+ 3.2%
New Listings	6	9	+ 50.0%	18	28	+ 55.6%

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

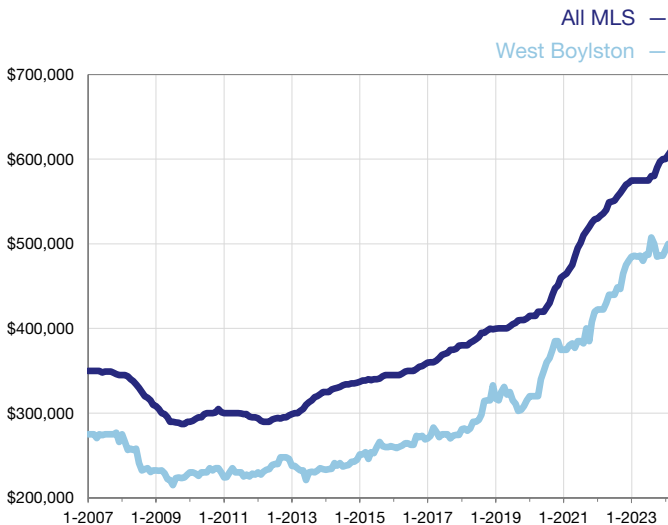
### Condominium Properties

Key Metrics	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	2	2	0.0%	7	5	- 28.6%
Closed Sales	3	0	- 100.0%	7	3	- 57.1%
Median Sales Price*	\$410,000	<b>\$0</b>	- 100.0%	\$410,000	<b>\$515,000</b>	+ 25.6%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.4	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	10	0	- 100.0%	28	12	- 57.1%
Percent of Original List Price Received*	105.9%	<b>0.0%</b>	- 100.0%	101.8%	<b>102.2%</b>	+ 0.4%
New Listings	1	2	+ 100.0%	6	5	- 16.7%

\* 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

