

Newton, MA Area Market Review

2023 vs. 2022 As of June 30, 2023

Prepared by Deborah Fogarty on Friday, July 07, 2023

Single Family

Listing Inventory on June 30	2022	2023	Var.	Var. %	Trend
Listing Units	81	79	-2	-2.47%	↓
Average Days on Market	48	66	18	37.50%	↑
Average List Price	\$2,772,871.31	\$2,767,907.44	-\$4,963.87	-0.18%	↓
Average List \$ / SqFt	\$602.45	\$640.40	\$37.95	6.30%	↑
Approximate Absorption Rate	63.07%	51.90%	-11.17%	-17.71%	↓
Approximate Months Supply of Inventory	1.59	1.93	0.34	21.38%	↑