

Local Market Update – November 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Mansfield

Single-Family Properties

Key Metrics	November			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	19	11	- 42.1%	196	185	- 5.6%
Closed Sales	18	14	- 22.2%	184	184	0.0%
Median Sales Price*	\$439,050	\$418,750	- 4.6%	\$455,000	\$465,000	+ 2.2%
Inventory of Homes for Sale	35	18	- 48.6%	--	--	--
Months Supply of Inventory	2.1	1.1	- 47.6%	--	--	--
Cumulative Days on Market Until Sale	58	45	- 22.4%	48	43	- 10.4%
Percent of Original List Price Received*	97.4%	97.6%	+ 0.2%	97.8%	98.1%	+ 0.3%
New Listings	14	14	0.0%	248	224	- 9.7%

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

Condominium Properties

Key Metrics	November			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	5	10	+ 100.0%	72	67	- 6.9%
Closed Sales	6	8	+ 33.3%	75	61	- 18.7%
Median Sales Price*	\$192,500	\$255,000	+ 32.5%	\$182,000	\$225,000	+ 23.6%
Inventory of Homes for Sale	13	9	- 30.8%	--	--	--
Months Supply of Inventory	1.9	1.7	- 10.5%	--	--	--
Cumulative Days on Market Until Sale	33	29	- 12.1%	39	40	+ 2.6%
Percent of Original List Price Received*	97.5%	98.2%	+ 0.7%	99.0%	99.1%	+ 0.1%
New Listings	11	6	- 45.5%	88	77	- 12.5%

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

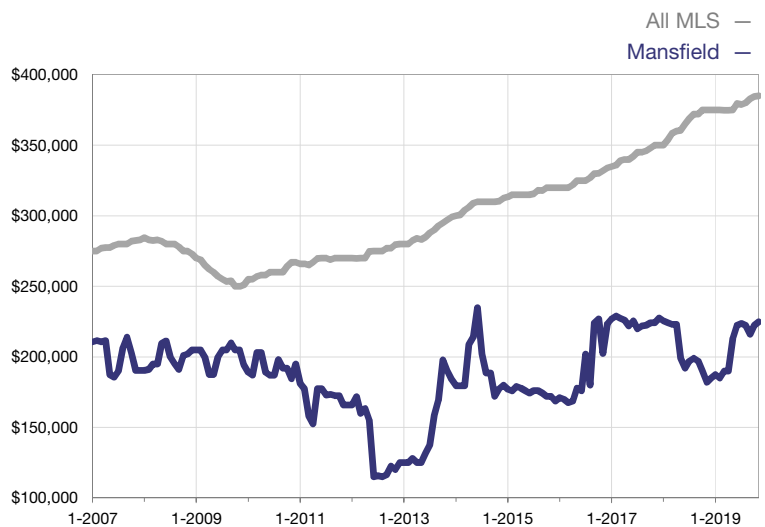
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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