

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Raynham

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	5	7	+ 40.0%	149	112	- 24.8%
Closed Sales	14	8	- 42.9%	148	108	- 27.0%
Median Sales Price*	\$442,500	\$618,000	+ 39.7%	\$502,500	\$527,450	+ 5.0%
Inventory of Homes for Sale	6	9	+ 50.0%	--	--	--
Months Supply of Inventory	0.5	1.0	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	32	53	+ 65.6%	29	29	0.0%
Percent of Original List Price Received*	103.7%	96.7%	- 6.8%	102.6%	101.9%	- 0.7%
New Listings	4	4	0.0%	157	135	- 14.0%

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

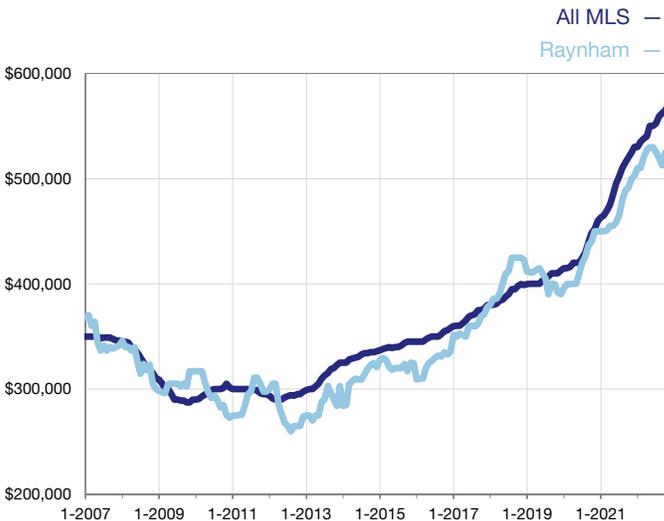
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	2	2	0.0%	20	20	0.0%
Closed Sales	3	3	0.0%	24	21	- 12.5%
Median Sales Price*	\$255,000	\$395,000	+ 54.9%	\$324,000	\$359,500	+ 11.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	14	21	+ 50.0%	26	18	- 30.8%
Percent of Original List Price Received*	104.8%	96.3%	- 8.1%	101.0%	104.3%	+ 3.3%
New Listings	1	0	- 100.0%	17	21	+ 23.5%

* 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

