

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Taunton

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	33	27	- 18.2%	510	401	- 21.4%
Closed Sales	44	31	- 29.5%	524	406	- 22.5%
Median Sales Price*	\$413,500	\$460,000	+ 11.2%	\$413,150	\$463,750	+ 12.2%
Inventory of Homes for Sale	41	41	0.0%	--	--	--
Months Supply of Inventory	1.0	1.2	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	24	27	+ 12.5%	25	27	+ 8.0%
Percent of Original List Price Received*	102.0%	98.1%	- 3.8%	104.0%	102.5%	- 1.4%
New Listings	22	26	+ 18.2%	581	482	- 17.0%

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

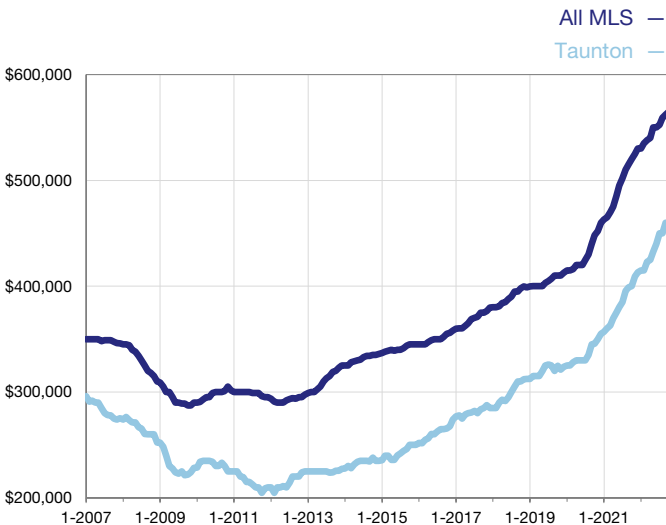
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	9	7	- 22.2%	150	169	+ 12.7%
Closed Sales	12	12	0.0%	154	167	+ 8.4%
Median Sales Price*	\$322,500	\$312,500	- 3.1%	\$262,500	\$325,000	+ 23.8%
Inventory of Homes for Sale	10	20	+ 100.0%	--	--	--
Months Supply of Inventory	0.8	1.4	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	24	23	- 4.2%	23	23	0.0%
Percent of Original List Price Received*	102.0%	101.6%	- 0.4%	102.3%	102.4%	+ 0.1%
New Listings	10	13	+ 30.0%	176	203	+ 15.3%

* 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

