

# Local Market Update – January 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Whitman

### Single-Family Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	8	6	- 25.0%	8	6	- 25.0%
Closed Sales	10	7	- 30.0%	10	7	- 30.0%
Median Sales Price*	\$489,000	<b>\$420,000</b>	- 14.1%	\$489,000	<b>\$420,000</b>	- 14.1%
Inventory of Homes for Sale	13	8	- 38.5%	--	--	--
Months Supply of Inventory	1.1	<b>0.8</b>	- 27.3%	--	--	--
Cumulative Days on Market Until Sale	21	<b>54</b>	+ 157.1%	21	<b>54</b>	+ 157.1%
Percent of Original List Price Received*	102.0%	<b>95.2%</b>	- 6.7%	102.0%	<b>95.2%</b>	- 6.7%
New Listings	9	3	- 66.7%	9	3	- 66.7%

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

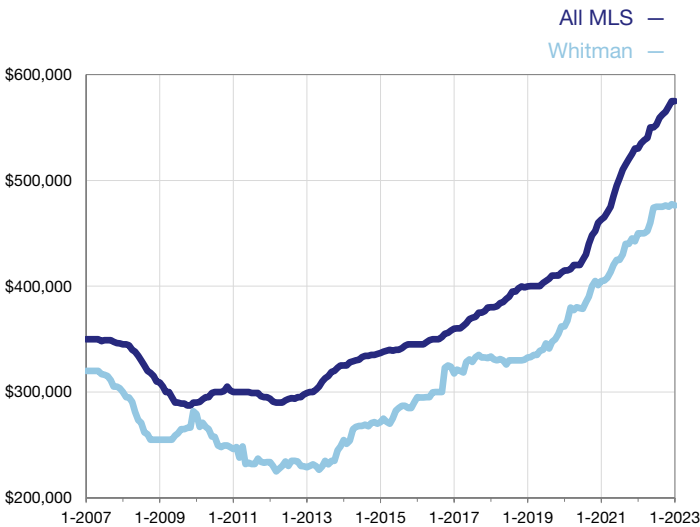
### Condominium Properties

Key Metrics	January			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	8	+ 700.0%	1	8	+ 700.0%
Closed Sales	0	8	--	0	8	--
Median Sales Price*	\$0	<b>\$422,400</b>	--	\$0	<b>\$422,400</b>	--
Inventory of Homes for Sale	2	8	+ 300.0%	--	--	--
Months Supply of Inventory	0.5	<b>1.9</b>	+ 280.0%	--	--	--
Cumulative Days on Market Until Sale	0	<b>43</b>	--	0	<b>43</b>	--
Percent of Original List Price Received*	0.0%	<b>101.7%</b>	--	0.0%	<b>101.7%</b>	--
New Listings	2	8	+ 300.0%	2	8	+ 300.0%

\* 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

