

Local Market Update – February 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

East Bridgewater

Single-Family Properties

Key Metrics	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	6	+ 100.0%	8	16	+ 100.0%
Closed Sales	8	4	- 50.0%	13	18	+ 38.5%
Median Sales Price*	\$527,450	\$596,250	+ 13.0%	\$510,900	\$463,950	- 9.2%
Inventory of Homes for Sale	7	7	0.0%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	33	20	- 39.4%	27	41	+ 51.9%
Percent of Original List Price Received*	101.9%	102.6%	+ 0.7%	101.9%	97.2%	- 4.6%
New Listings	5	2	- 60.0%	6	12	+ 100.0%

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

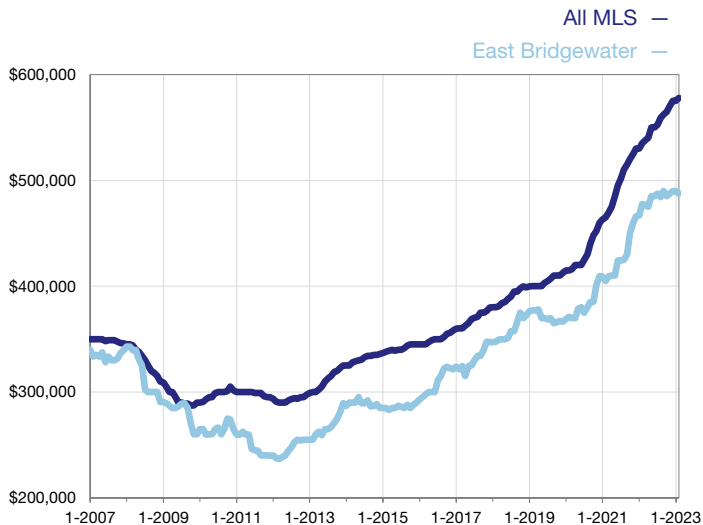
Condominium Properties

Key Metrics	February			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	2	+ 100.0%	3	2	- 33.3%
Closed Sales	1	0	- 100.0%	1	1	0.0%
Median Sales Price*	\$385,000	\$0	- 100.0%	\$385,000	\$500,000	+ 29.9%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	6	0	- 100.0%	6	32	+ 433.3%
Percent of Original List Price Received*	101.3%	0.0%	- 100.0%	101.3%	97.1%	- 4.1%
New Listings	3	2	- 33.3%	4	3	- 25.0%

* 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

