

Local Market Update – March 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hancock

Single-Family Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	0	- 100.0%	2	0	- 100.0%
Closed Sales	2	0	- 100.0%	2	0	- 100.0%
Median Sales Price*	\$638,500	\$0	- 100.0%	\$638,500	\$0	- 100.0%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	138	0	- 100.0%	138	0	- 100.0%
Percent of Original List Price Received*	102.3%	0.0%	- 100.0%	102.3%	0.0%	- 100.0%
New Listings	0	0	--	0	0	--

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

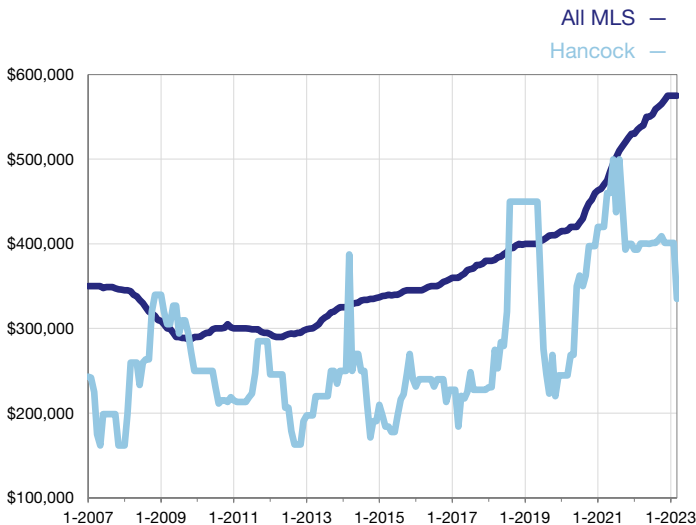
Condominium Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	0	- 100.0%	15	4	- 73.3%
Closed Sales	8	1	- 87.5%	17	5	- 70.6%
Median Sales Price*	\$263,750	\$137,500	- 47.9%	\$240,000	\$137,500	- 42.7%
Inventory of Homes for Sale	7	10	+ 42.9%	--	--	--
Months Supply of Inventory	1.8	3.5	+ 94.4%	--	--	--
Cumulative Days on Market Until Sale	92	73	- 20.7%	113	77	- 31.9%
Percent of Original List Price Received*	96.3%	91.7%	- 4.8%	95.5%	91.5%	- 4.2%
New Listings	10	1	- 90.0%	16	9	- 43.8%

* 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

