

Local Market Update – March 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Mansfield

Single-Family Properties

| Key Metrics | March | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 10 | 12 | + 20.0% | 26 | 22 | - 15.4% |
| Closed Sales | 5 | 5 | 0.0% | 25 | 16 | - 36.0% |
| Median Sales Price* | \$510,000 | \$775,000 | + 52.0% | \$595,000 | \$752,500 | + 26.5% |
| Inventory of Homes for Sale | 5 | 5 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | 0.4 | 0.4 | 0.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 13 | 30 | + 130.8% | 28 | 26 | - 7.1% |
| Percent of Original List Price Received* | 103.5% | 101.3% | - 2.1% | 103.0% | 101.9% | - 1.1% |
| New Listings | 11 | 14 | + 27.3% | 27 | 25 | - 7.4% |

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

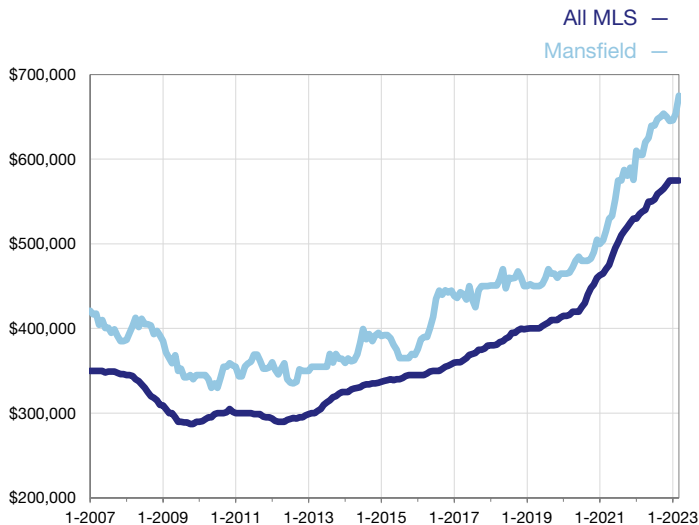
Condominium Properties

| Key Metrics | March | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|----------|
| | 2022 | 2023 | + / - | 2022 | 2023 | + / - |
| Pending Sales | 12 | 4 | - 66.7% | 17 | 6 | - 64.7% |
| Closed Sales | 3 | 1 | - 66.7% | 10 | 2 | - 80.0% |
| Median Sales Price* | \$300,000 | \$498,000 | + 66.0% | \$232,500 | \$474,000 | + 103.9% |
| Inventory of Homes for Sale | 6 | 3 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 1.0 | 0.7 | - 30.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 25 | 9 | - 64.0% | 16 | 17 | + 6.3% |
| Percent of Original List Price Received* | 103.1% | 108.3% | + 5.0% | 104.9% | 104.1% | - 0.8% |
| New Listings | 18 | 5 | - 72.2% | 20 | 9 | - 55.0% |

* 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

