

# Local Market Update – April 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Dartmouth

### Single-Family Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	21	22	+ 4.8%	72	58	- 19.4%
Closed Sales	17	15	- 11.8%	55	57	+ 3.6%
Median Sales Price*	\$679,000	<b>\$520,000</b>	- 23.4%	\$555,500	<b>\$479,900</b>	- 13.6%
Inventory of Homes for Sale	50	39	- 22.0%	--	--	--
Months Supply of Inventory	2.5	2.0	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	72	44	- 38.9%	69	58	- 15.9%
Percent of Original List Price Received*	100.1%	98.7%	- 1.4%	99.8%	94.5%	- 5.3%
New Listings	28	20	- 28.6%	92	73	- 20.7%

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

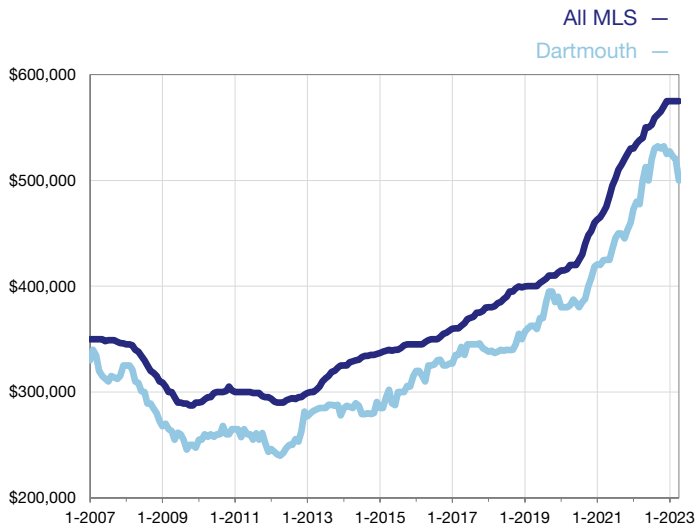
### Condominium Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	0	- 100.0%	5	3	- 40.0%
Closed Sales	0	0	--	6	3	- 50.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$478,500	<b>\$505,000</b>	+ 5.5%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.7	0.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	19	56	+ 194.7%
Percent of Original List Price Received*	0.0%	0.0%	--	99.4%	99.1%	- 0.3%
New Listings	1	0	- 100.0%	4	2	- 50.0%

\* 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

