

# Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hancock

### Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	1	0.0%	3	1	- 66.7%
Closed Sales	0	0	--	2	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$638,500	\$0	- 100.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	2.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	138	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	102.3%	0.0%	- 100.0%
New Listings	0	2	--	1	3	+ 200.0%

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

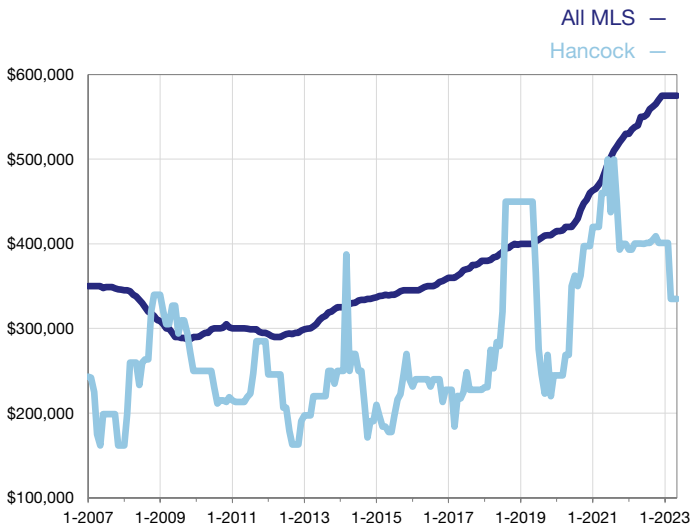
### Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	1	- 50.0%	21	6	- 71.4%
Closed Sales	3	0	- 100.0%	25	7	- 72.0%
Median Sales Price*	\$455,000	\$0	- 100.0%	\$270,350	\$137,500	- 49.1%
Inventory of Homes for Sale	4	10	+ 150.0%	--	--	--
Months Supply of Inventory	1.0	4.2	+ 320.0%	--	--	--
Cumulative Days on Market Until Sale	52	0	- 100.0%	97	87	- 10.3%
Percent of Original List Price Received*	93.7%	0.0%	- 100.0%	95.9%	92.8%	- 3.2%
New Listings	3	1	- 66.7%	21	12	- 42.9%

\* 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

