

# Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Mattapoissett

### Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	12	+ 71.4%	34	39	+ 14.7%
Closed Sales	3	8	+ 166.7%	32	26	- 18.8%
Median Sales Price*	\$730,000	<b>\$592,500</b>	- 18.8%	\$637,500	<b>\$702,500</b>	+ 10.2%
Inventory of Homes for Sale	31	11	- 64.5%	--	--	--
Months Supply of Inventory	4.7	1.7	- 63.8%	--	--	--
Cumulative Days on Market Until Sale	34	49	+ 44.1%	47	67	+ 42.6%
Percent of Original List Price Received*	94.9%	<b>95.4%</b>	+ 0.5%	97.8%	<b>99.0%</b>	+ 1.2%
New Listings	15	7	- 53.3%	46	33	- 28.3%

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

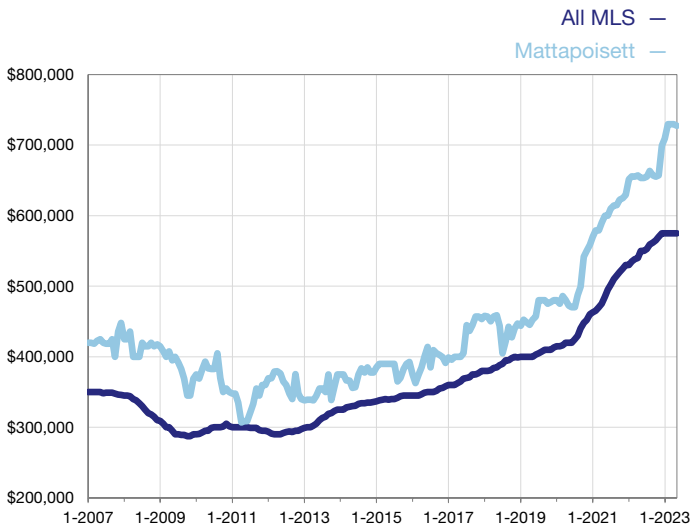
### Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	1	--	1	3	+ 200.0%
Closed Sales	0	1	--	1	3	+ 200.0%
Median Sales Price*	\$0	<b>\$497,000</b>	--	\$610,000	<b>\$499,000</b>	- 18.2%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	4.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	366	--	2	249	+ 12,350.0%
Percent of Original List Price Received*	0.0%	<b>77.7%</b>	--	104.3%	<b>84.7%</b>	- 18.8%
New Listings	2	0	- 100.0%	6	0	- 100.0%

\* 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

