

Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dartmouth

Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	32	21	- 34.4%	127	97	- 23.6%
Closed Sales	22	19	- 13.6%	103	93	- 9.7%
Median Sales Price*	\$482,500	\$487,500	+ 1.0%	\$520,000	\$485,000	- 6.7%
Inventory of Homes for Sale	56	34	- 39.3%	--	--	--
Months Supply of Inventory	2.8	1.9	- 32.1%	--	--	--
Cumulative Days on Market Until Sale	26	32	+ 23.1%	51	52	+ 2.0%
Percent of Original List Price Received*	102.7%	100.2%	- 2.4%	100.7%	96.4%	- 4.3%
New Listings	37	18	- 51.4%	164	115	- 29.9%

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

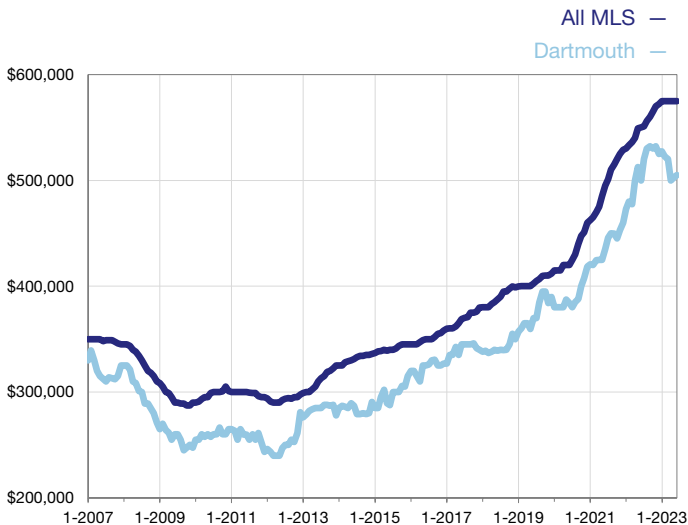
Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	2	--	5	5	0.0%
Closed Sales	0	0	--	7	3	- 57.1%
Median Sales Price*	\$0	\$0	--	\$482,000	\$505,000	+ 4.8%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	18	56	+ 211.1%
Percent of Original List Price Received*	0.0%	0.0%	--	99.9%	99.1%	- 0.8%
New Listings	0	0	--	4	3	- 25.0%

* 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

