

# Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hancock

### Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	3	3	0.0%
Closed Sales	1	0	- 100.0%	4	0	- 100.0%
Median Sales Price*	\$447,500	\$0	- 100.0%	\$424,250	\$0	- 100.0%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	95	0	- 100.0%	173	0	- 100.0%
Percent of Original List Price Received*	94.2%	0.0%	- 100.0%	93.7%	0.0%	- 100.0%
New Listings	1	0	- 100.0%	2	3	+ 50.0%

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

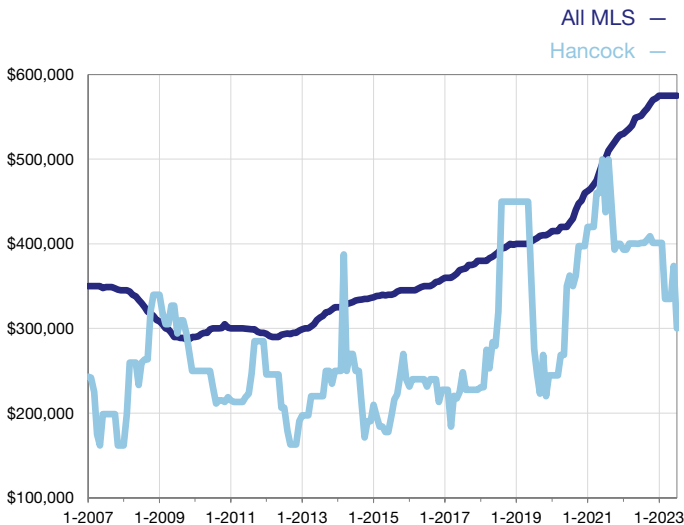
### Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	3	+ 50.0%	23	10	- 56.5%
Closed Sales	0	1	--	28	10	- 64.3%
Median Sales Price*	\$0	\$285,000	--	\$260,175	\$200,000	- 23.1%
Inventory of Homes for Sale	7	6	- 14.3%	--	--	--
Months Supply of Inventory	2.0	2.6	+ 30.0%	--	--	--
Cumulative Days on Market Until Sale	0	249	--	95	109	+ 14.7%
Percent of Original List Price Received*	0.0%	81.5%	--	96.1%	90.3%	- 6.0%
New Listings	6	0	- 100.0%	27	14	- 48.1%

\* 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

