

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rockland

Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	13	+ 44.4%	69	72	+ 4.3%
Closed Sales	7	11	+ 57.1%	64	63	- 1.6%
Median Sales Price*	\$495,000	\$555,000	+ 12.1%	\$500,950	\$480,000	- 4.2%
Inventory of Homes for Sale	23	11	- 52.2%	--	--	--
Months Supply of Inventory	2.5	1.1	- 56.0%	--	--	--
Cumulative Days on Market Until Sale	30	34	+ 13.3%	20	34	+ 70.0%
Percent of Original List Price Received*	102.4%	100.7%	- 1.7%	103.5%	100.9%	- 2.5%
New Listings	12	17	+ 41.7%	97	81	- 16.5%

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

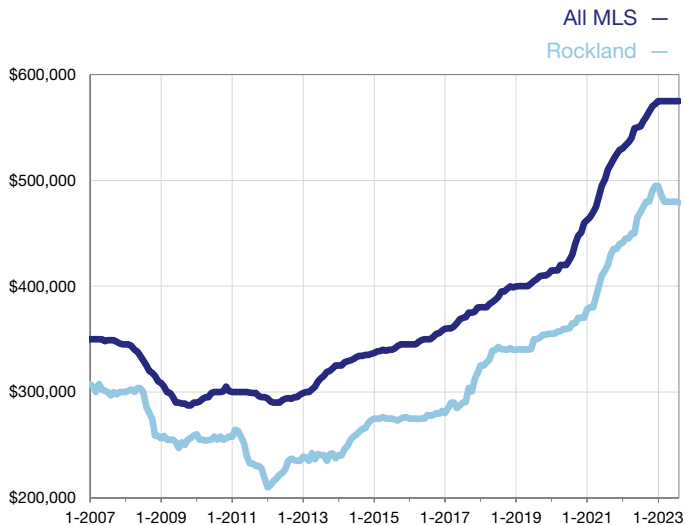
Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	3	- 25.0%	28	32	+ 14.3%
Closed Sales	3	2	- 33.3%	22	29	+ 31.8%
Median Sales Price*	\$380,000	\$278,500	- 26.7%	\$389,000	\$350,000	- 10.0%
Inventory of Homes for Sale	6	0	- 100.0%	--	--	--
Months Supply of Inventory	1.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	8	15	+ 87.5%	14	30	+ 114.3%
Percent of Original List Price Received*	110.8%	104.8%	- 5.4%	106.9%	99.5%	- 6.9%
New Listings	5	2	- 60.0%	35	29	- 17.1%

* 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

