

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Bourne

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	19	22	+ 15.8%	170	143	- 15.9%
Closed Sales	25	11	- 56.0%	177	124	- 29.9%
Median Sales Price*	\$470,000	\$599,000	+ 27.4%	\$580,000	\$594,500	+ 2.5%
Inventory of Homes for Sale	59	29	- 50.8%	--	--	--
Months Supply of Inventory	3.1	1.9	- 38.7%	--	--	--
Cumulative Days on Market Until Sale	29	22	- 24.1%	38	47	+ 23.7%
Percent of Original List Price Received*	98.5%	100.3%	+ 1.8%	101.6%	95.6%	- 5.9%
New Listings	24	19	- 20.8%	230	158	- 31.3%

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

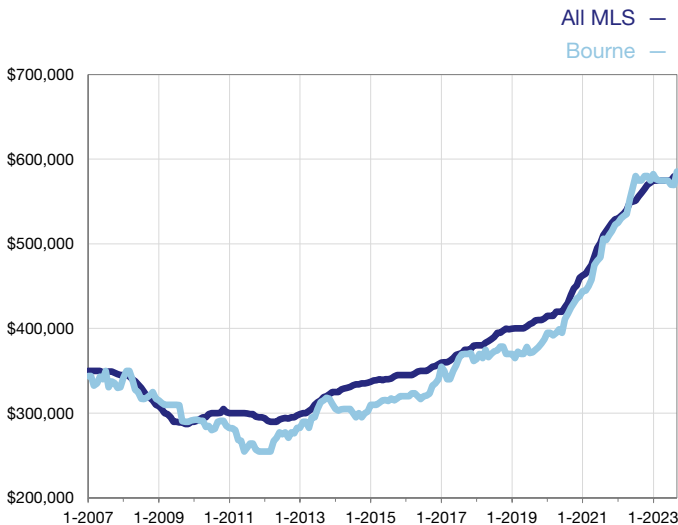
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	2	- 77.8%	49	29	- 40.8%
Closed Sales	8	3	- 62.5%	46	29	- 37.0%
Median Sales Price*	\$623,950	\$385,000	- 38.3%	\$534,950	\$390,000	- 27.1%
Inventory of Homes for Sale	11	8	- 27.3%	--	--	--
Months Supply of Inventory	2.2	2.5	+ 13.6%	--	--	--
Cumulative Days on Market Until Sale	38	54	+ 42.1%	49	33	- 32.7%
Percent of Original List Price Received*	97.7%	99.2%	+ 1.5%	102.4%	99.0%	- 3.3%
New Listings	5	6	+ 20.0%	56	37	- 33.9%

* 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

