

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Whitman

### Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	5	+ 25.0%	99	83	- 16.2%
Closed Sales	10	15	+ 50.0%	101	84	- 16.8%
Median Sales Price*	\$438,750	<b>\$490,000</b>	+ 11.7%	\$480,000	<b>\$489,725</b>	+ 2.0%
Inventory of Homes for Sale	22	6	- 72.7%	--	--	--
Months Supply of Inventory	2.0	<b>0.7</b>	- 65.0%	--	--	--
Cumulative Days on Market Until Sale	33	18	- 45.5%	22	27	+ 22.7%
Percent of Original List Price Received*	98.9%	<b>104.1%</b>	+ 5.3%	103.0%	<b>102.0%</b>	- 1.0%
New Listings	11	6	- 45.5%	119	83	- 30.3%

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

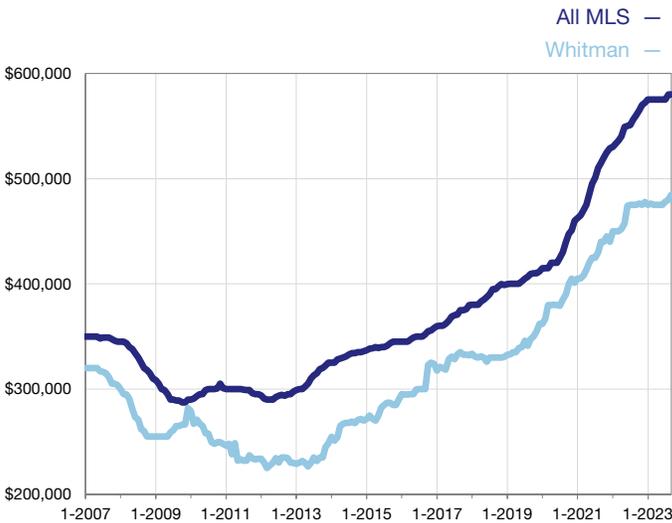
### Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	0	- 100.0%	28	36	+ 28.6%
Closed Sales	1	3	+ 200.0%	16	47	+ 193.8%
Median Sales Price*	\$455,000	<b>\$461,400</b>	+ 1.4%	\$425,000	<b>\$434,900</b>	+ 2.3%
Inventory of Homes for Sale	9	4	- 55.6%	--	--	--
Months Supply of Inventory	3.2	<b>0.9</b>	- 71.9%	--	--	--
Cumulative Days on Market Until Sale	9	18	+ 100.0%	15	41	+ 173.3%
Percent of Original List Price Received*	100.0%	<b>103.9%</b>	+ 3.9%	103.9%	<b>101.8%</b>	- 2.0%
New Listings	5	3	- 40.0%	38	35	- 7.9%

\* 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

