

# Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hingham

### Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	18	15	- 16.7%	214	170	- 20.6%
Closed Sales	15	14	- 6.7%	216	166	- 23.1%
Median Sales Price*	\$875,000	<b>\$1,048,250</b>	+ 19.8%	\$1,250,000	<b>\$1,199,500</b>	- 4.0%
Inventory of Homes for Sale	46	26	- 43.5%	--	--	--
Months Supply of Inventory	2.4	1.7	- 29.2%	--	--	--
Cumulative Days on Market Until Sale	51	40	- 21.6%	26	41	+ 57.7%
Percent of Original List Price Received*	94.6%	99.9%	+ 5.6%	100.4%	99.4%	- 1.0%
New Listings	14	10	- 28.6%	296	217	- 26.7%

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

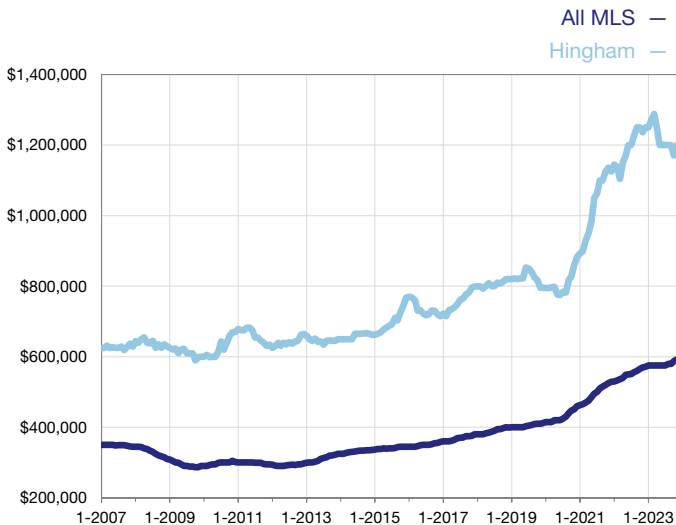
### Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	6	+ 100.0%	54	60	+ 11.1%
Closed Sales	5	7	+ 40.0%	54	61	+ 13.0%
Median Sales Price*	\$440,000	<b>\$449,000</b>	+ 2.0%	\$574,000	<b>\$650,000</b>	+ 13.2%
Inventory of Homes for Sale	11	6	- 45.5%	--	--	--
Months Supply of Inventory	2.3	1.0	- 56.5%	--	--	--
Cumulative Days on Market Until Sale	18	45	+ 150.0%	43	38	- 11.6%
Percent of Original List Price Received*	99.7%	94.6%	- 5.1%	99.1%	99.0%	- 0.1%
New Listings	3	3	0.0%	67	66	- 1.5%

\* 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

