

# Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Plainville

### Single-Family Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	5	- 44.4%	59	42	- 28.8%
Closed Sales	6	6	0.0%	56	42	- 25.0%
Median Sales Price*	\$584,125	<b>\$697,500</b>	+ 19.4%	\$532,500	<b>\$529,250</b>	- 0.6%
Inventory of Homes for Sale	4	6	+ 50.0%	--	--	--
Months Supply of Inventory	0.8	1.7	+ 112.5%	--	--	--
Cumulative Days on Market Until Sale	32	31	- 3.1%	22	23	+ 4.5%
Percent of Original List Price Received*	101.9%	<b>99.2%</b>	- 2.6%	104.7%	<b>102.7%</b>	- 1.9%
New Listings	8	5	- 37.5%	61	49	- 19.7%

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

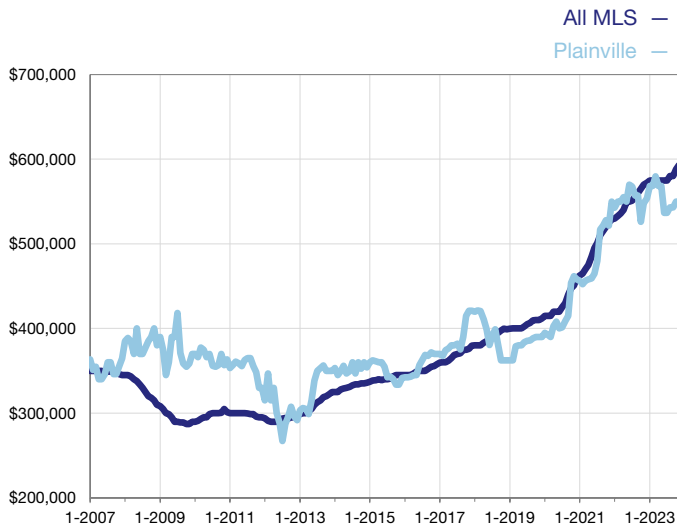
### Condominium Properties

Key Metrics	November			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	1	- 50.0%	29	19	- 34.5%
Closed Sales	2	1	- 50.0%	28	19	- 32.1%
Median Sales Price*	\$432,000	<b>\$389,900</b>	- 9.7%	\$410,000	<b>\$475,000</b>	+ 15.9%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.4	1.7	+ 325.0%	--	--	--
Cumulative Days on Market Until Sale	36	20	- 44.4%	20	19	- 5.0%
Percent of Original List Price Received*	89.6%	<b>100.0%</b>	+ 11.6%	103.1%	<b>104.9%</b>	+ 1.7%
New Listings	2	0	- 100.0%	29	23	- 20.7%

\* 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

