

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Plainville

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	4	+ 300.0%	60	45	- 25.0%
Closed Sales	4	4	0.0%	60	46	- 23.3%
Median Sales Price*	\$617,750	\$430,898	- 30.2%	\$553,500	\$518,500	- 6.3%
Inventory of Homes for Sale	5	2	- 60.0%	--	--	--
Months Supply of Inventory	1.0	0.5	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	65	24	- 63.1%	25	23	- 8.0%
Percent of Original List Price Received*	94.3%	97.5%	+ 3.4%	104.0%	102.3%	- 1.6%
New Listings	2	0	- 100.0%	63	49	- 22.2%

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

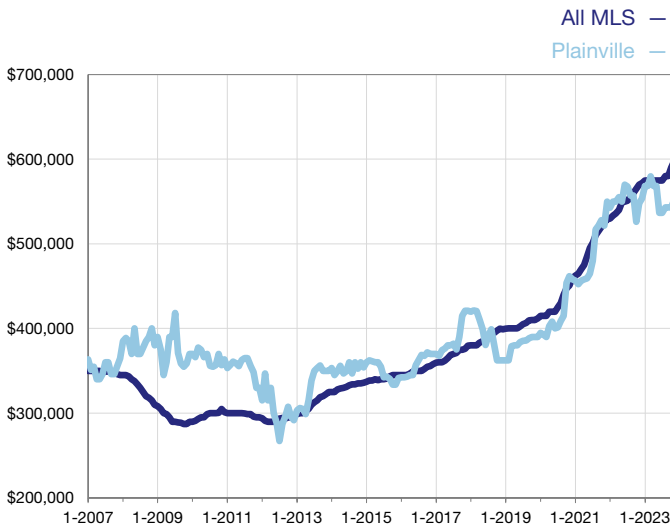
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	1	0.0%	30	20	- 33.3%
Closed Sales	2	2	0.0%	30	21	- 30.0%
Median Sales Price*	\$507,500	\$395,000	- 22.2%	\$432,000	\$469,000	+ 8.6%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.6	--	--	--	--
Cumulative Days on Market Until Sale	18	35	+ 94.4%	20	20	0.0%
Percent of Original List Price Received*	102.6%	98.4%	- 4.1%	103.1%	104.3%	+ 1.2%
New Listings	0	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

