

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Fall River

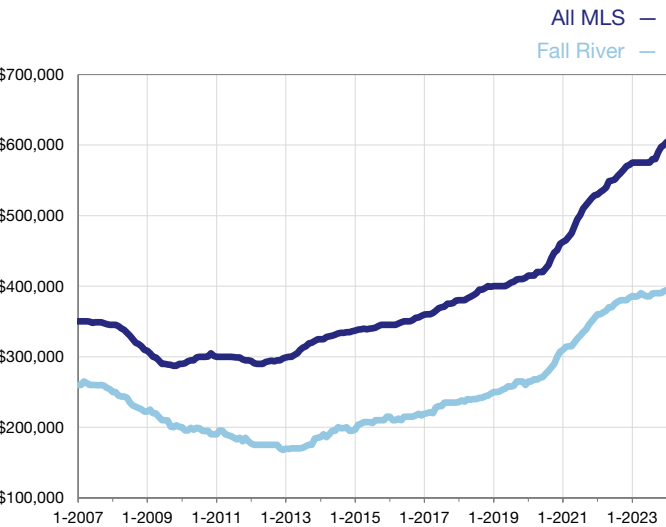
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	19	25	+ 31.6%	19	25	+ 31.6%
Closed Sales	19	16	- 15.8%	19	16	- 15.8%
Median Sales Price*	\$380,000	\$370,000	- 2.6%	\$380,000	\$370,000	- 2.6%
Inventory of Homes for Sale	58	41	- 29.3%	--	--	--
Months Supply of Inventory	2.3	1.9	- 17.4%	--	--	--
Cumulative Days on Market Until Sale	45	63	+ 40.0%	45	63	+ 40.0%
Percent of Original List Price Received*	95.6%	99.2%	+ 3.8%	95.6%	99.2%	+ 3.8%
New Listings	25	24	- 4.0%	25	24	- 4.0%

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

Condominium Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	9	+ 28.6%	7	9	+ 28.6%
Closed Sales	8	5	- 37.5%	8	5	- 37.5%
Median Sales Price*	\$204,000	\$230,000	+ 12.7%	\$204,000	\$230,000	+ 12.7%
Inventory of Homes for Sale	20	26	+ 30.0%	--	--	--
Months Supply of Inventory	2.6	3.8	+ 46.2%	--	--	--
Cumulative Days on Market Until Sale	51	60	+ 17.6%	51	60	+ 17.6%
Percent of Original List Price Received*	99.2%	95.5%	- 3.7%	99.2%	95.5%	- 3.7%
New Listings	11	14	+ 27.3%	11	14	+ 27.3%

* 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

