

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Taunton

Single-Family Properties

Key Metrics	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	18	25	+ 38.9%	18	25	+ 38.9%
Closed Sales	24	20	- 16.7%	24	20	- 16.7%
Median Sales Price*	\$442,500	\$485,450	+ 9.7%	\$442,500	\$485,450	+ 9.7%
Inventory of Homes for Sale	38	25	- 34.2%	--	--	--
Months Supply of Inventory	1.2	0.9	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	34	31	- 8.8%	34	31	- 8.8%
Percent of Original List Price Received*	98.8%	101.3%	+ 2.5%	98.8%	101.3%	+ 2.5%
New Listings	17	29	+ 70.6%	17	29	+ 70.6%

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

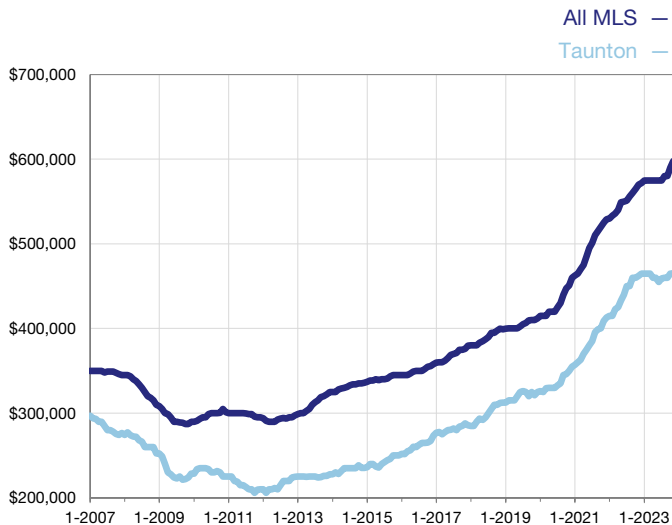
Condominium Properties

Key Metrics	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	11	10	- 9.1%	11	10	- 9.1%
Closed Sales	9	15	+ 66.7%	9	15	+ 66.7%
Median Sales Price*	\$355,000	\$340,000	- 4.2%	\$355,000	\$340,000	- 4.2%
Inventory of Homes for Sale	24	12	- 50.0%	--	--	--
Months Supply of Inventory	1.7	0.8	- 52.9%	--	--	--
Cumulative Days on Market Until Sale	45	34	- 24.4%	45	34	- 24.4%
Percent of Original List Price Received*	97.4%	97.7%	+ 0.3%	97.4%	97.7%	+ 0.3%
New Listings	15	14	- 6.7%	15	14	- 6.7%

* 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

