

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Plainville

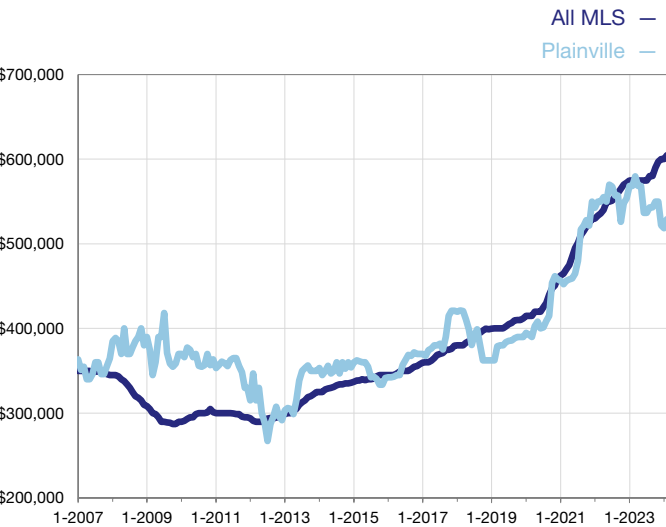
Single-Family Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	3	+ 200.0%	3	5	+ 66.7%
Closed Sales	4	3	- 25.0%	7	7	0.0%
Median Sales Price*	\$457,500	\$1,010,000	+ 120.8%	\$495,000	\$701,000	+ 41.6%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--
Months Supply of Inventory	0.8	0.3	- 62.5%	--	--	--
Cumulative Days on Market Until Sale	15	112	+ 646.7%	18	71	+ 294.4%
Percent of Original List Price Received*	103.7%	88.8%	- 14.4%	102.4%	95.2%	- 7.0%
New Listings	1	3	+ 200.0%	2	5	+ 150.0%

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

Condominium Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	0	- 100.0%	2	2	0.0%
Closed Sales	0	1	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$409,000	--	\$481,000	\$484,500	+ 0.7%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.5	1.0	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	5	--	103	44	- 57.3%
Percent of Original List Price Received*	0.0%	102.3%	--	94.5%	99.0%	+ 4.8%
New Listings	2	4	+ 100.0%	3	5	+ 66.7%

* 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

