

# Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Taunton

### Single-Family Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	24	23	- 4.2%	42	48	+ 14.3%
Closed Sales	22	21	- 4.5%	46	42	- 8.7%
Median Sales Price*	\$462,500	\$500,000	+ 8.1%	\$452,500	\$488,000	+ 7.8%
Inventory of Homes for Sale	33	29	- 12.1%	--	--	--
Months Supply of Inventory	1.1	1.1	0.0%	--	--	--
Cumulative Days on Market Until Sale	50	48	- 4.0%	42	41	- 2.4%
Percent of Original List Price Received*	98.6%	98.0%	- 0.6%	98.7%	99.7%	+ 1.0%
New Listings	23	30	+ 30.4%	40	60	+ 50.0%

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

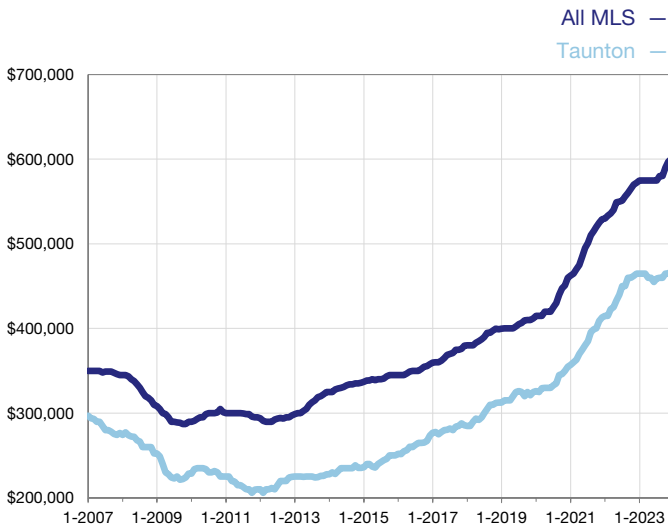
### Condominium Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	24	13	- 45.8%	35	22	- 37.1%
Closed Sales	11	11	0.0%	20	26	+ 30.0%
Median Sales Price*	\$440,000	\$382,500	- 13.1%	\$414,950	\$364,500	- 12.2%
Inventory of Homes for Sale	13	13	0.0%	--	--	--
Months Supply of Inventory	0.9	1.0	+ 11.1%	--	--	--
Cumulative Days on Market Until Sale	40	36	- 10.0%	42	35	- 16.7%
Percent of Original List Price Received*	100.0%	102.3%	+ 2.3%	98.9%	99.6%	+ 0.7%
New Listings	16	15	- 6.3%	31	28	- 9.7%

\* 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

