

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Whitman

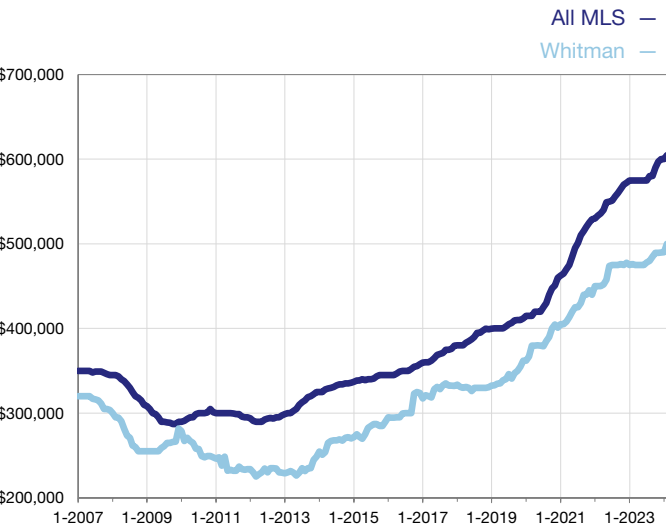
Single-Family Properties				February			Year to Date		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				8	8	0.0%	12	10	- 16.7%
Closed Sales				6	5	- 16.7%	13	13	0.0%
Median Sales Price*				\$447,500	\$525,000	+ 17.3%	\$425,000	\$525,000	+ 23.5%
Inventory of Homes for Sale				12	5	- 58.3%	--	--	--
Months Supply of Inventory				1.2	0.6	- 50.0%	--	--	--
Cumulative Days on Market Until Sale				35	35	0.0%	45	29	- 35.6%
Percent of Original List Price Received*				102.6%	92.0%	- 10.3%	98.6%	98.4%	- 0.2%
New Listings				9	6	- 33.3%	12	13	+ 8.3%

* 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		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				2	1	- 50.0%	9	2	- 77.8%
Closed Sales				9	0	- 100.0%	18	1	- 94.4%
Median Sales Price*				\$434,900	\$0	- 100.0%	\$419,900	\$480,000	+ 14.3%
Inventory of Homes for Sale				7	1	- 85.7%	--	--	--
Months Supply of Inventory				1.7	0.3	- 82.4%	--	--	--
Cumulative Days on Market Until Sale				37	0	- 100.0%	38	61	+ 60.5%
Percent of Original List Price Received*				102.0%	0.0%	- 100.0%	101.3%	98.0%	- 3.3%
New Listings				1	3	+ 200.0%	9	4	- 55.6%

* 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

