

Local Market Update – March 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Middleborough

Single-Family Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	19	18	- 5.3%	44	38	- 13.6%
Closed Sales	16	17	+ 6.3%	39	38	- 2.6%
Median Sales Price*	\$530,950	\$589,900	+ 11.1%	\$465,000	\$524,950	+ 12.9%
Inventory of Homes for Sale	28	16	- 42.9%	--	--	--
Months Supply of Inventory	1.3	1.0	- 23.1%	--	--	--
Cumulative Days on Market Until Sale	41	40	- 2.4%	45	49	+ 8.9%
Percent of Original List Price Received*	98.8%	97.3%	- 1.5%	96.4%	97.1%	+ 0.7%
New Listings	22	12	- 45.5%	44	40	- 9.1%

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

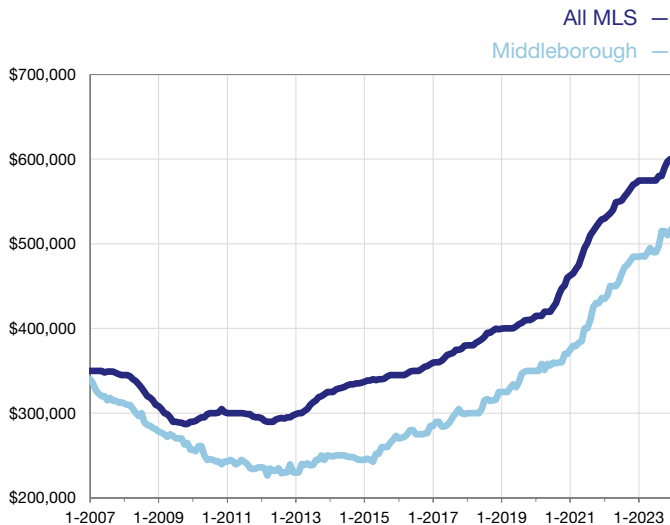
Condominium Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	1	0	- 100.0%	4	1	- 75.0%
Closed Sales	1	0	- 100.0%	8	2	- 75.0%
Median Sales Price*	\$540,000	\$0	- 100.0%	\$307,500	\$388,500	+ 26.3%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	1.0	1.6	+ 60.0%	--	--	--
Cumulative Days on Market Until Sale	16	0	- 100.0%	46	20	- 56.5%
Percent of Original List Price Received*	101.9%	0.0%	- 100.0%	96.9%	98.9%	+ 2.1%
New Listings	1	3	+ 200.0%	5	4	- 20.0%

* 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

