

Local Market Update – March 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sandwich

Single-Family Properties

| Key Metrics | March | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Pending Sales | 16 | 30 | + 87.5% | 51 | 60 | + 17.6% |
| Closed Sales | 20 | 17 | - 15.0% | 52 | 49 | - 5.8% |
| Median Sales Price* | \$686,500 | \$700,000 | + 2.0% | \$693,000 | \$695,000 | + 0.3% |
| Inventory of Homes for Sale | 40 | 35 | - 12.5% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 1.6 | - 5.9% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 56 | 54 | - 3.6% | 57 | 59 | + 3.5% |
| Percent of Original List Price Received* | 96.9% | 99.5% | + 2.7% | 96.1% | 94.7% | - 1.5% |
| New Listings | 31 | 33 | + 6.5% | 64 | 66 | + 3.1% |

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

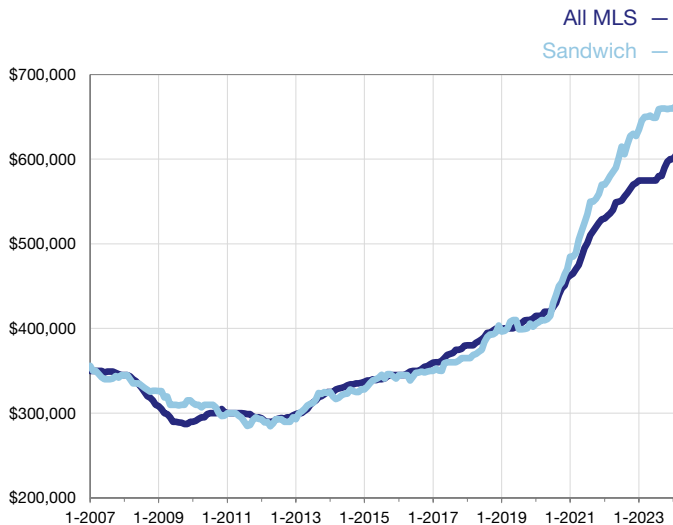
Condominium Properties

| Key Metrics | March | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Pending Sales | 0 | 0 | -- | 5 | 4 | - 20.0% |
| Closed Sales | 3 | 2 | - 33.3% | 7 | 5 | - 28.6% |
| Median Sales Price* | \$340,000 | \$365,000 | + 7.4% | \$392,000 | \$350,000 | - 10.7% |
| Inventory of Homes for Sale | 5 | 4 | - 20.0% | -- | -- | -- |
| Months Supply of Inventory | 1.9 | 1.5 | - 21.1% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 51 | 18 | - 64.7% | 47 | 18 | - 61.7% |
| Percent of Original List Price Received* | 93.9% | 94.8% | + 1.0% | 95.5% | 96.8% | + 1.4% |
| New Listings | 4 | 3 | - 25.0% | 8 | 7 | - 12.5% |

* 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

