

Local Market Update – June 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Plainville

Single-Family Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	3	7	+ 133.3%	21	23	+ 9.5%
Closed Sales	9	6	- 33.3%	24	22	- 8.3%
Median Sales Price*	\$512,000	\$716,750	+ 40.0%	\$513,500	\$542,500	+ 5.6%
Inventory of Homes for Sale	6	7	+ 16.7%	--	--	--
Months Supply of Inventory	1.3	1.6	+ 23.1%	--	--	--
Cumulative Days on Market Until Sale	28	18	- 35.7%	23	35	+ 52.2%
Percent of Original List Price Received*	100.3%	104.1%	+ 3.8%	103.3%	100.7%	- 2.5%
New Listings	4	7	+ 75.0%	25	31	+ 24.0%

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

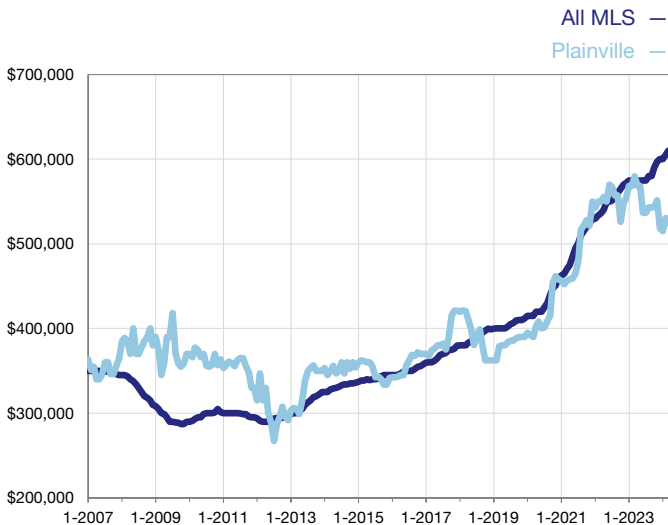
Condominium Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	3	--	6	8	+ 33.3%
Closed Sales	2	2	0.0%	7	5	- 28.6%
Median Sales Price*	\$475,250	\$499,975	+ 5.2%	\$481,000	\$499,950	+ 3.9%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	1.8	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	13	19	+ 46.2%	25	33	+ 32.0%
Percent of Original List Price Received*	103.5%	98.6%	- 4.7%	104.3%	99.6%	- 4.5%
New Listings	3	2	- 33.3%	10	10	0.0%

* 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

