

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Mansfield

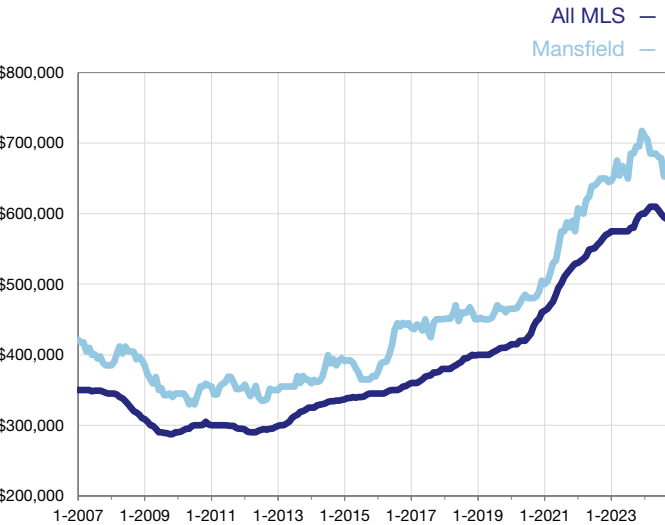
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	11	+ 10.0%	91	77	- 15.4%
Closed Sales	8	11	+ 37.5%	86	71	- 17.4%
Median Sales Price*	\$640,000	\$700,000	+ 9.4%	\$730,250	\$690,000	- 5.5%
Inventory of Homes for Sale	21	10	- 52.4%	--	--	--
Months Supply of Inventory	1.9	1.2	- 36.8%	--	--	--
Cumulative Days on Market Until Sale	22	21	- 4.5%	20	23	+ 15.0%
Percent of Original List Price Received*	100.6%	102.6%	+ 2.0%	103.7%	102.3%	- 1.4%
New Listings	21	11	- 47.6%	111	87	- 21.6%

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

Condominium Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	5	0.0%	26	21	- 19.2%
Closed Sales	3	4	+ 33.3%	21	16	- 23.8%
Median Sales Price*	\$445,000	\$427,500	- 3.9%	\$440,000	\$427,500	- 2.8%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.4	0.4	0.0%	--	--	--
Cumulative Days on Market Until Sale	23	24	+ 4.3%	23	26	+ 13.0%
Percent of Original List Price Received*	101.5%	102.6%	+ 1.1%	104.8%	102.1%	- 2.6%
New Listings	5	3	- 40.0%	27	24	- 11.1%

* 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

