

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Mattapoissett

Single-Family Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	6	13	+ 116.7%	62	71	+ 14.5%
Closed Sales	3	11	+ 266.7%	55	67	+ 21.8%
Median Sales Price*	\$799,000	\$700,000	- 12.4%	\$700,000	\$775,000	+ 10.7%
Inventory of Homes for Sale	18	21	+ 16.7%	--	--	--
Months Supply of Inventory	3.2	3.2	0.0%	--	--	--
Cumulative Days on Market Until Sale	82	68	- 17.1%	71	57	- 19.7%
Percent of Original List Price Received*	95.3%	85.1%	- 10.7%	97.3%	94.9%	- 2.5%
New Listings	7	15	+ 114.3%	71	102	+ 43.7%

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

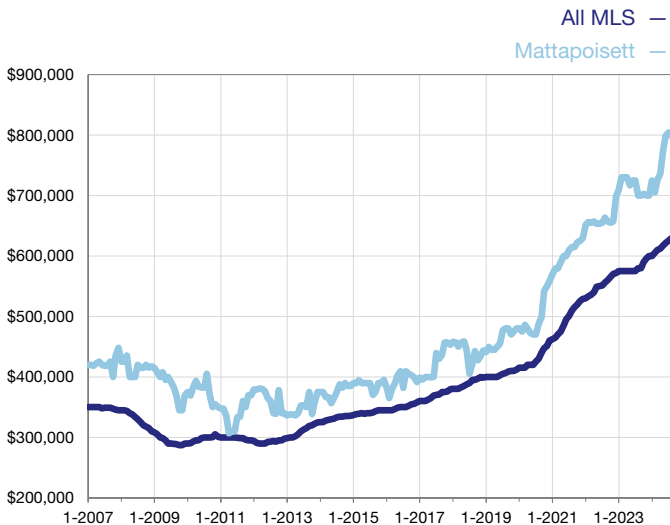
Condominium Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	0	--	4	2	- 50.0%
Closed Sales	0	2	--	4	2	- 50.0%
Median Sales Price*	\$0	\$607,450	--	\$498,000	\$607,450	+ 22.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	2.0	--	--	--	--
Cumulative Days on Market Until Sale	0	16	--	192	16	- 91.7%
Percent of Original List Price Received*	0.0%	100.8%	--	88.5%	100.8%	+ 13.9%
New Listings	0	1	--	1	4	+ 300.0%

* 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

