

# Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hancock

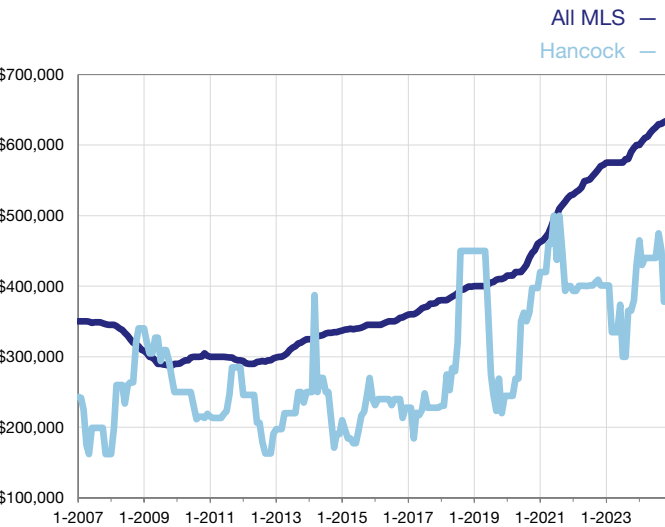
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	1	--	4	8	+ 100.0%
Closed Sales	1	3	+ 200.0%	4	10	+ 150.0%
Median Sales Price*	\$330,000	\$445,000	+ 34.8%	\$380,000	\$445,000	+ 17.1%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	3.0	1.8	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	22	75	+ 240.9%	61	92	+ 50.8%
Percent of Original List Price Received*	104.8%	95.5%	- 8.9%	99.7%	91.1%	- 8.6%
New Listings	1	0	- 100.0%	8	9	+ 12.5%

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

Condominium Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	2	0.0%	17	17	0.0%
Closed Sales	0	2	--	17	17	0.0%
Median Sales Price*	\$0	\$137,500	--	\$137,500	\$200,000	+ 45.5%
Inventory of Homes for Sale	7	13	+ 85.7%	--	--	--
Months Supply of Inventory	3.7	6.8	+ 83.8%	--	--	--
Cumulative Days on Market Until Sale	0	125	--	134	102	- 23.9%
Percent of Original List Price Received*	0.0%	86.0%	--	92.4%	90.5%	- 2.1%
New Listings	3	3	0.0%	23	28	+ 21.7%

\* 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

