

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Middleborough

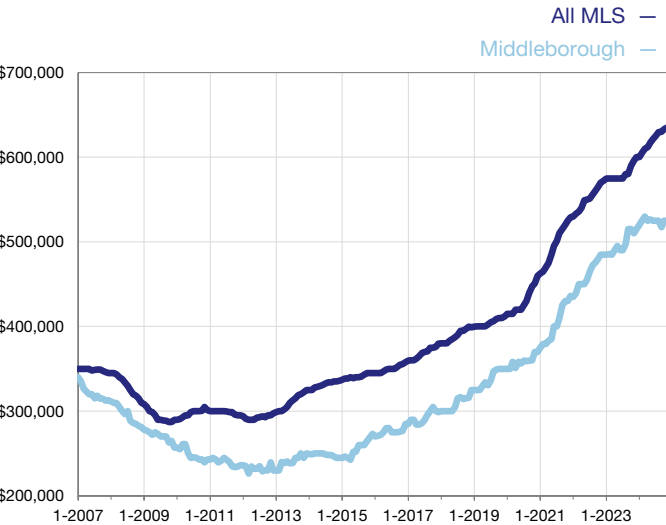
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	17	15	- 11.8%	182	170	- 6.6%
Closed Sales	16	18	+ 12.5%	171	171	0.0%
Median Sales Price*	\$608,000	\$528,000	- 13.2%	\$527,500	\$525,000	- 0.5%
Inventory of Homes for Sale	39	22	- 43.6%	--	--	--
Months Supply of Inventory	2.4	1.4	- 41.7%	--	--	--
Cumulative Days on Market Until Sale	22	39	+ 77.3%	37	38	+ 2.7%
Percent of Original List Price Received*	100.3%	96.0%	- 4.3%	99.5%	98.8%	- 0.7%
New Listings	17	9	- 47.1%	217	193	- 11.1%

* 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	0	2	--	17	12	- 29.4%
Closed Sales	1	1	0.0%	22	11	- 50.0%
Median Sales Price*	\$555,000	\$335,000	- 39.6%	\$370,500	\$340,000	- 8.2%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	19	32	+ 68.4%	30	34	+ 13.3%
Percent of Original List Price Received*	101.1%	100.0%	- 1.1%	102.1%	96.9%	- 5.1%
New Listings	0	2	--	17	13	- 23.5%

* 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

