

# Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hancock

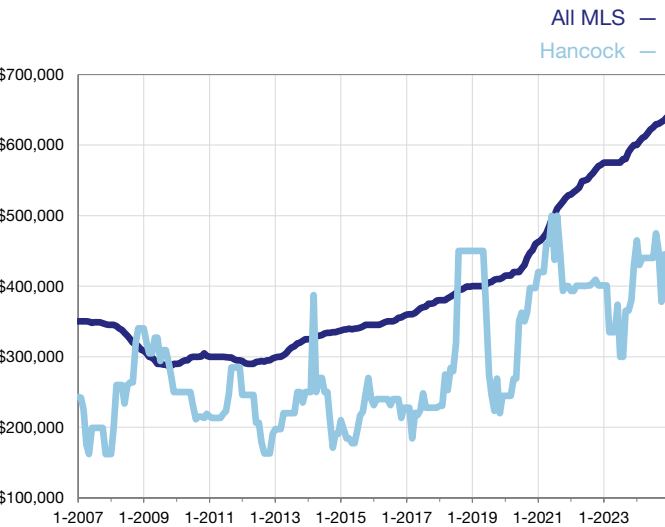
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	2	0.0%	6	10	+ 66.7%
Closed Sales	1	0	- 100.0%	5	10	+ 100.0%
Median Sales Price*	\$500,000	\$0	- 100.0%	\$430,000	\$445,000	+ 3.5%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--
Cumulative Days on Market Until Sale	134	0	- 100.0%	75	92	+ 22.7%
Percent of Original List Price Received*	66.7%	0.0%	- 100.0%	93.1%	91.1%	- 2.1%
New Listings	0	1	--	8	10	+ 25.0%

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

Condominium Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	3	+ 50.0%	19	20	+ 5.3%
Closed Sales	2	4	+ 100.0%	19	21	+ 10.5%
Median Sales Price*	\$455,000	\$137,750	- 69.7%	\$152,500	\$152,500	0.0%
Inventory of Homes for Sale	6	13	+ 116.7%	--	--	--
Months Supply of Inventory	3.5	6.5	+ 85.7%	--	--	--
Cumulative Days on Market Until Sale	286	99	- 65.4%	150	102	- 32.0%
Percent of Original List Price Received*	88.7%	85.2%	- 3.9%	92.0%	89.5%	- 2.7%
New Listings	2	6	+ 200.0%	25	34	+ 36.0%

\* 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

