

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Middleborough

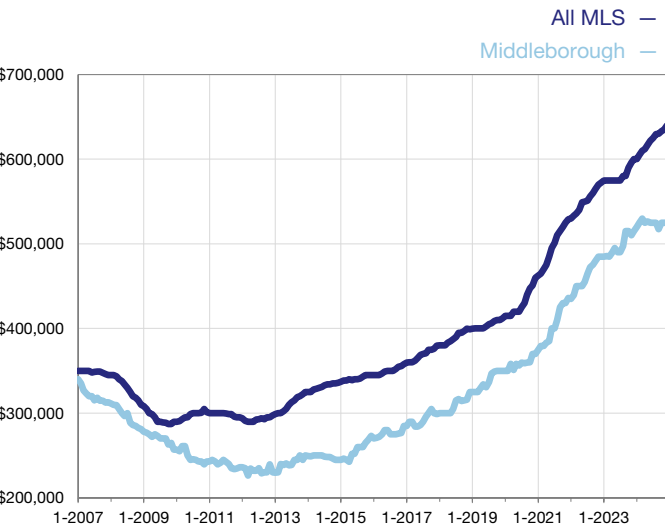
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	15	9	- 40.0%	197	176	- 10.7%
Closed Sales	18	13	- 27.8%	189	184	- 2.6%
Median Sales Price*	\$480,000	\$450,000	- 6.3%	\$515,000	\$524,950	+ 1.9%
Inventory of Homes for Sale	31	22	- 29.0%	--	--	--
Months Supply of Inventory	1.9	1.5	- 21.1%	--	--	--
Cumulative Days on Market Until Sale	35	51	+ 45.7%	37	39	+ 5.4%
Percent of Original List Price Received*	96.8%	97.3%	+ 0.5%	99.2%	98.7%	- 0.5%
New Listings	10	11	+ 10.0%	227	204	- 10.1%

* 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	1	1	0.0%	18	12	- 33.3%
Closed Sales	0	1	--	22	12	- 45.5%
Median Sales Price*	\$0	\$332,900	--	\$370,500	\$339,500	- 8.4%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	6	--	30	32	+ 6.7%
Percent of Original List Price Received*	0.0%	97.9%	--	102.1%	96.9%	- 5.1%
New Listings	1	0	- 100.0%	18	13	- 27.8%

* 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

