

Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hingham

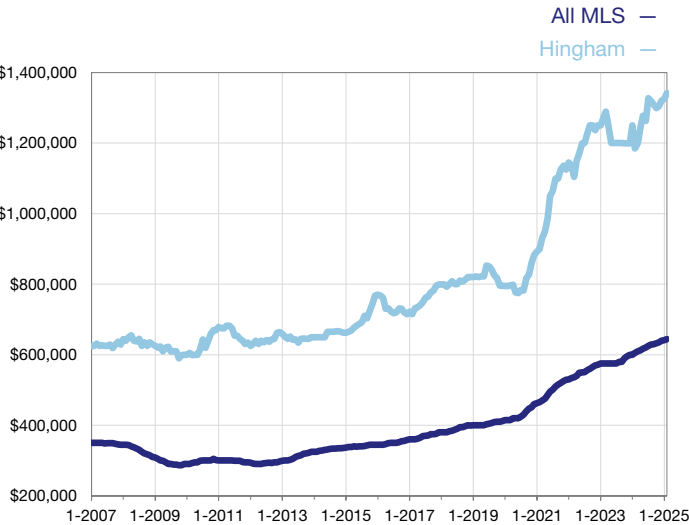
Single-Family Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	17	19	+ 11.8%	25	33	+ 32.0%
Closed Sales	9	10	+ 11.1%	18	25	+ 38.9%
Median Sales Price*	\$980,000	\$1,172,500	+ 19.6%	\$1,075,000	\$1,393,000	+ 29.6%
Inventory of Homes for Sale	33	23	- 30.3%	--	--	--
Months Supply of Inventory	2.1	1.2	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	46	64	+ 39.1%	61	75	+ 23.0%
Percent of Original List Price Received*	98.2%	97.0%	- 1.2%	94.6%	94.8%	+ 0.2%
New Listings	20	17	- 15.0%	38	40	+ 5.3%

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

Condominium Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	3	- 25.0%	10	4	- 60.0%
Closed Sales	3	0	- 100.0%	7	2	- 71.4%
Median Sales Price*	\$435,000	\$0	- 100.0%	\$1,320,000	\$437,500	- 66.9%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	1.1	1.2	+ 9.1%	--	--	--
Cumulative Days on Market Until Sale	57	0	- 100.0%	48	76	+ 58.3%
Percent of Original List Price Received*	95.4%	0.0%	- 100.0%	99.8%	96.7%	- 3.1%
New Listings	5	3	- 40.0%	11	7	- 36.4%

* 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

