

Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rockport

Single-Family Properties

| Key Metrics | February | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Pending Sales | 2 | 1 | - 50.0% | 5 | 4 | - 20.0% |
| Closed Sales | 1 | 2 | + 100.0% | 4 | 7 | + 75.0% |
| Median Sales Price* | \$790,000 | \$547,497 | - 30.7% | \$822,500 | \$880,000 | + 7.0% |
| Inventory of Homes for Sale | 6 | 0 | - 100.0% | -- | -- | -- |
| Months Supply of Inventory | 1.5 | 0.0 | - 100.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 74 | 47 | - 36.5% | 33 | 48 | + 45.5% |
| Percent of Original List Price Received* | 85.9% | 93.4% | + 8.7% | 96.0% | 112.2% | + 16.9% |
| New Listings | 3 | 0 | - 100.0% | 5 | 1 | - 80.0% |

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

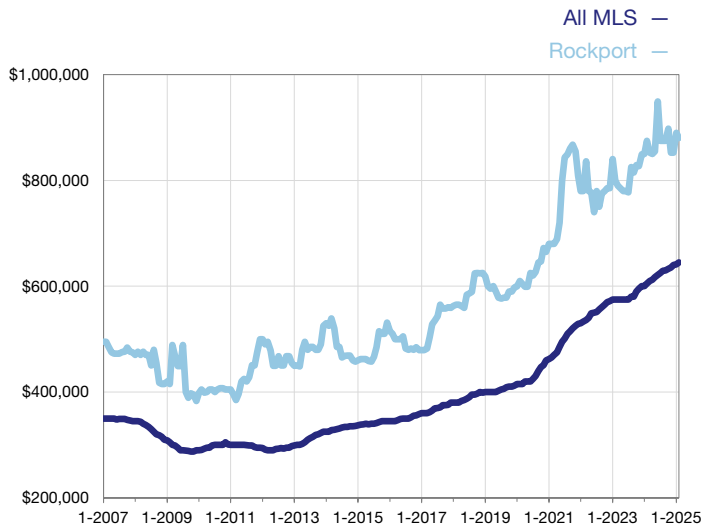
Condominium Properties

| Key Metrics | February | | | Year to Date | | |
|--|-------------|------------------|----------|--------------|------------------|----------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Pending Sales | 0 | 4 | -- | 1 | 5 | + 400.0% |
| Closed Sales | 1 | 2 | + 100.0% | 3 | 4 | + 33.3% |
| Median Sales Price* | \$1,195,000 | \$804,000 | - 32.7% | \$750,000 | \$677,000 | - 9.7% |
| Inventory of Homes for Sale | 7 | 5 | - 28.6% | -- | -- | -- |
| Months Supply of Inventory | 3.2 | 2.4 | - 25.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 49 | 27 | - 44.9% | 126 | 33 | - 73.8% |
| Percent of Original List Price Received* | 99.6% | 98.7% | - 0.9% | 92.7% | 98.9% | + 6.7% |
| New Listings | 2 | 0 | - 100.0% | 2 | 3 | + 50.0% |

* 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

