

# Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Danvers

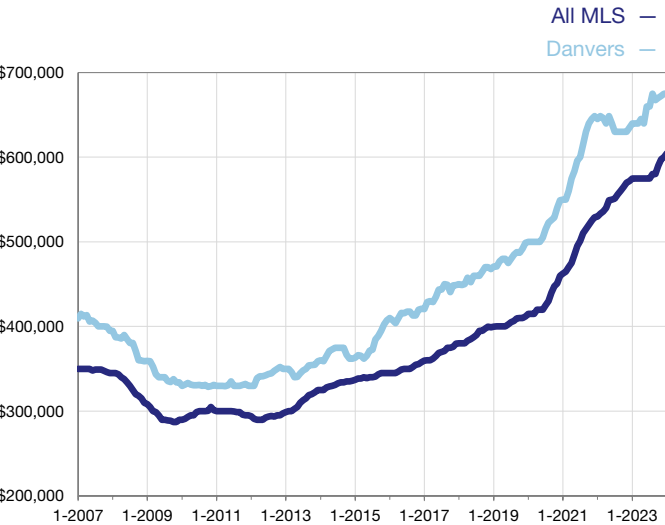
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	7	- 30.0%	10	7	- 30.0%
Closed Sales	7	9	+ 28.6%	7	9	+ 28.6%
Median Sales Price*	\$675,000	\$600,000	- 11.1%	\$675,000	\$600,000	- 11.1%
Inventory of Homes for Sale	20	7	- 65.0%	--	--	--
Months Supply of Inventory	1.2	0.5	- 58.3%	--	--	--
Cumulative Days on Market Until Sale	45	17	- 62.2%	45	17	- 62.2%
Percent of Original List Price Received*	95.9%	97.1%	+ 1.3%	95.9%	97.1%	+ 1.3%
New Listings	14	7	- 50.0%	14	7	- 50.0%

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

Condominium Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	6	+ 100.0%	3	6	+ 100.0%
Closed Sales	2	3	+ 50.0%	2	3	+ 50.0%
Median Sales Price*	\$562,250	\$485,000	- 13.7%	\$562,250	\$485,000	- 13.7%
Inventory of Homes for Sale	4	5	+ 25.0%	--	--	--
Months Supply of Inventory	0.5	0.8	+ 60.0%	--	--	--
Cumulative Days on Market Until Sale	33	37	+ 12.1%	33	37	+ 12.1%
Percent of Original List Price Received*	97.4%	97.1%	- 0.3%	97.4%	97.1%	- 0.3%
New Listings	2	7	+ 250.0%	2	7	+ 250.0%

\* 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

