

# Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## North Andover

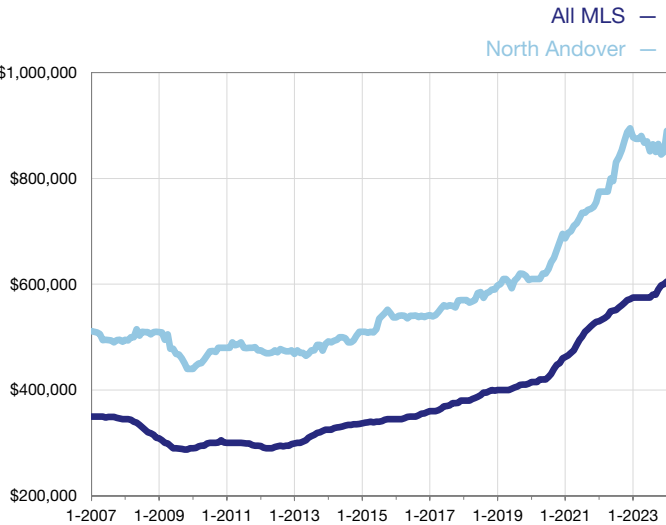
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	6	+ 20.0%	5	6	+ 20.0%
Closed Sales	8	8	0.0%	8	8	0.0%
Median Sales Price*	\$701,200	\$731,225	+ 4.3%	\$701,200	\$731,225	+ 4.3%
Inventory of Homes for Sale	15	5	- 66.7%	--	--	--
Months Supply of Inventory	0.8	0.3	- 62.5%	--	--	--
Cumulative Days on Market Until Sale	31	36	+ 16.1%	31	36	+ 16.1%
Percent of Original List Price Received*	100.1%	99.9%	- 0.2%	100.1%	99.9%	- 0.2%
New Listings	9	6	- 33.3%	9	6	- 33.3%

\* 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	14	6	- 57.1%	14	6	- 57.1%
Closed Sales	3	8	+ 166.7%	3	8	+ 166.7%
Median Sales Price*	\$416,000	\$435,350	+ 4.7%	\$416,000	\$435,350	+ 4.7%
Inventory of Homes for Sale	12	7	- 41.7%	--	--	--
Months Supply of Inventory	1.1	0.9	- 18.2%	--	--	--
Cumulative Days on Market Until Sale	62	41	- 33.9%	62	41	- 33.9%
Percent of Original List Price Received*	99.4%	98.2%	- 1.2%	99.4%	98.2%	- 1.2%
New Listings	16	9	- 43.8%	16	9	- 43.8%

\* 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

