

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norwood

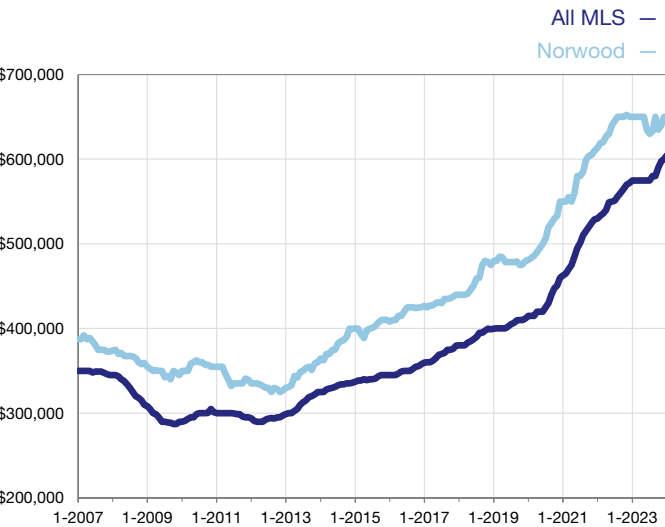
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	8	14	+ 75.0%	8	14	+ 75.0%
Closed Sales	6	11	+ 83.3%	6	11	+ 83.3%
Median Sales Price*	\$595,000	\$600,000	+ 0.8%	\$595,000	\$600,000	+ 0.8%
Inventory of Homes for Sale	8	2	- 75.0%	--	--	--
Months Supply of Inventory	0.5	0.1	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	43	42	- 2.3%	43	42	- 2.3%
Percent of Original List Price Received*	95.5%	98.3%	+ 2.9%	95.5%	98.3%	+ 2.9%
New Listings	11	9	- 18.2%	11	9	- 18.2%

* 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	0	6	--	0	6	--
Closed Sales	5	2	- 60.0%	5	2	- 60.0%
Median Sales Price*	\$410,000	\$341,500	- 16.7%	\$410,000	\$341,500	- 16.7%
Inventory of Homes for Sale	9	3	- 66.7%	--	--	--
Months Supply of Inventory	1.5	0.6	- 60.0%	--	--	--
Cumulative Days on Market Until Sale	44	25	- 43.2%	44	25	- 43.2%
Percent of Original List Price Received*	97.4%	99.9%	+ 2.6%	97.4%	99.9%	+ 2.6%
New Listings	5	5	0.0%	5	5	0.0%

* 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

