

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Tyngsborough

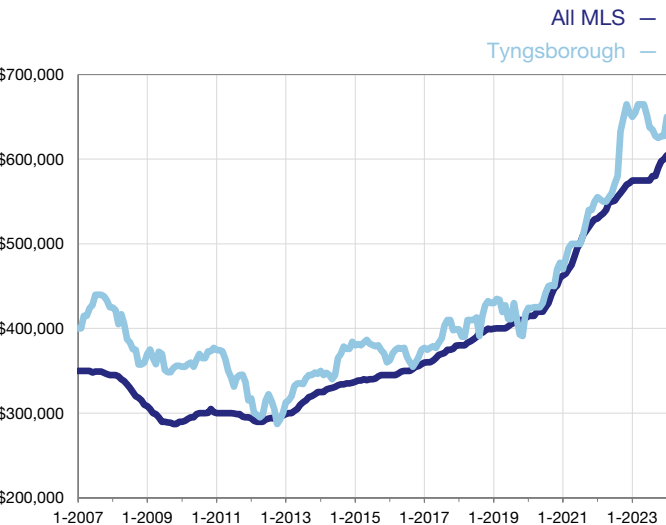
Single-Family Properties				January			Year to Date		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				3	7	+ 133.3%	3	7	+ 133.3%
Closed Sales				7	6	- 14.3%	7	6	- 14.3%
Median Sales Price*				\$550,000	\$590,000	+ 7.3%	\$550,000	\$590,000	+ 7.3%
Inventory of Homes for Sale				7	4	- 42.9%	--	--	--
Months Supply of Inventory				1.0	0.7	- 30.0%	--	--	--
Cumulative Days on Market Until Sale				35	28	- 20.0%	35	28	- 20.0%
Percent of Original List Price Received*				92.5%	102.6%	+ 10.9%	92.5%	102.6%	+ 10.9%
New Listings				2	5	+ 150.0%	2	5	+ 150.0%

* 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		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				4	4	0.0%	4	4	0.0%
Closed Sales				5	3	- 40.0%	5	3	- 40.0%
Median Sales Price*				\$365,000	\$450,000	+ 23.3%	\$365,000	\$450,000	+ 23.3%
Inventory of Homes for Sale				5	5	0.0%	--	--	--
Months Supply of Inventory				1.2	1.1	- 8.3%	--	--	--
Cumulative Days on Market Until Sale				26	40	+ 53.8%	26	40	+ 53.8%
Percent of Original List Price Received*				99.7%	99.0%	- 0.7%	99.7%	99.0%	- 0.7%
New Listings				4	3	- 25.0%	4	3	- 25.0%

* 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

