

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Westminster

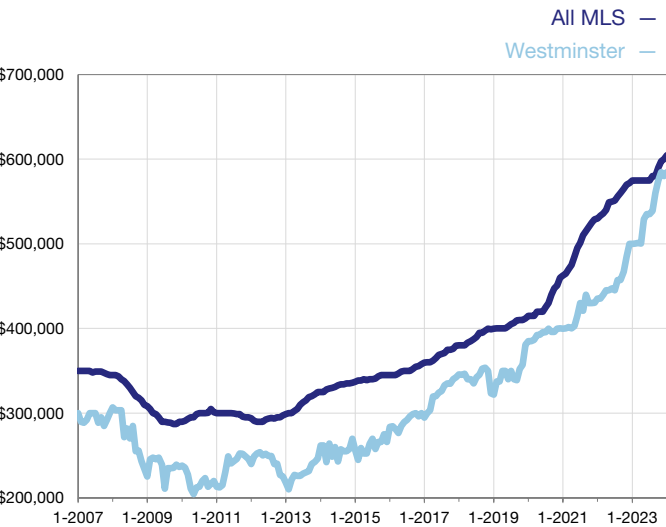
Single-Family Properties				January			Year to Date		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				6	11	+ 83.3%	6	11	+ 83.3%
Closed Sales				5	4	- 20.0%	5	4	- 20.0%
Median Sales Price*				\$535,000	\$430,000	- 19.6%	\$535,000	\$430,000	- 19.6%
Inventory of Homes for Sale				14	8	- 42.9%	--	--	--
Months Supply of Inventory				2.0	1.2	- 40.0%	--	--	--
Cumulative Days on Market Until Sale				55	78	+ 41.8%	55	78	+ 41.8%
Percent of Original List Price Received*				108.9%	98.4%	- 9.6%	108.9%	98.4%	- 9.6%
New Listings				7	8	+ 14.3%	7	8	+ 14.3%

* 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		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				0	1	--	0	1	--
Closed Sales				1	1	0.0%	1	1	0.0%
Median Sales Price*				\$210,000	\$370,000	+ 76.2%	\$210,000	\$370,000	+ 76.2%
Inventory of Homes for Sale				1	0	- 100.0%	--	--	--
Months Supply of Inventory				0.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale				21	5	- 76.2%	21	5	- 76.2%
Percent of Original List Price Received*				105.0%	100.0%	- 4.8%	105.0%	100.0%	- 4.8%
New Listings				0	0	--	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

