

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Winthrop

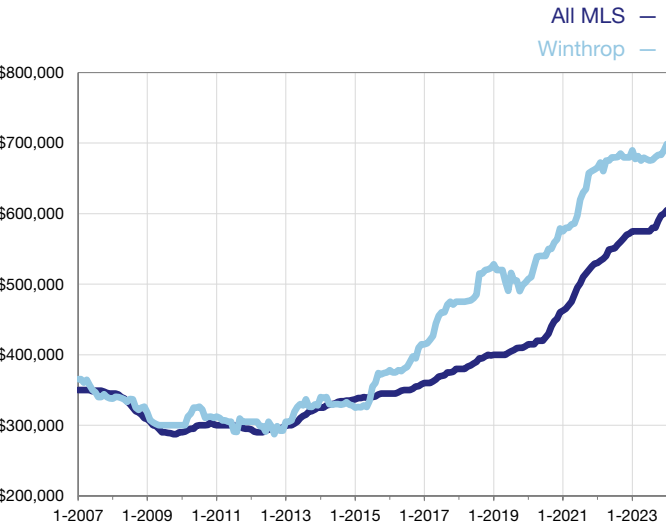
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	3	+ 50.0%	2	3	+ 50.0%
Closed Sales	1	3	+ 200.0%	1	3	+ 200.0%
Median Sales Price*	\$530,000	\$785,000	+ 48.1%	\$530,000	\$785,000	+ 48.1%
Inventory of Homes for Sale	9	3	- 66.7%	--	--	--
Months Supply of Inventory	1.3	0.6	- 53.8%	--	--	--
Cumulative Days on Market Until Sale	43	42	- 2.3%	43	42	- 2.3%
Percent of Original List Price Received*	96.4%	98.8%	+ 2.5%	96.4%	98.8%	+ 2.5%
New Listings	2	4	+ 100.0%	2	4	+ 100.0%

* 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	6	3	- 50.0%	6	3	- 50.0%
Closed Sales	4	2	- 50.0%	4	2	- 50.0%
Median Sales Price*	\$654,000	\$415,000	- 36.5%	\$654,000	\$415,000	- 36.5%
Inventory of Homes for Sale	8	16	+ 100.0%	--	--	--
Months Supply of Inventory	1.0	2.4	+ 140.0%	--	--	--
Cumulative Days on Market Until Sale	43	25	- 41.9%	43	25	- 41.9%
Percent of Original List Price Received*	100.0%	96.8%	- 3.2%	100.0%	96.8%	- 3.2%
New Listings	6	12	+ 100.0%	6	12	+ 100.0%

* 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

