

# Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Blackstone

### Single-Family Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	5	2	- 60.0%	7	6	- 14.3%
Closed Sales	1	3	+ 200.0%	6	11	+ 83.3%
Median Sales Price*	\$525,000	<b>\$475,000</b>	- 9.5%	\$524,950	<b>\$425,000</b>	- 19.0%
Inventory of Homes for Sale	9	8	- 11.1%	--	--	--
Months Supply of Inventory	1.8	1.7	- 5.6%	--	--	--
Cumulative Days on Market Until Sale	98	13	- 86.7%	68	29	- 57.4%
Percent of Original List Price Received*	91.3%	<b>98.4%</b>	+ 7.8%	96.9%	<b>98.6%</b>	+ 1.8%
New Listings	7	3	- 57.1%	11	7	- 36.4%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

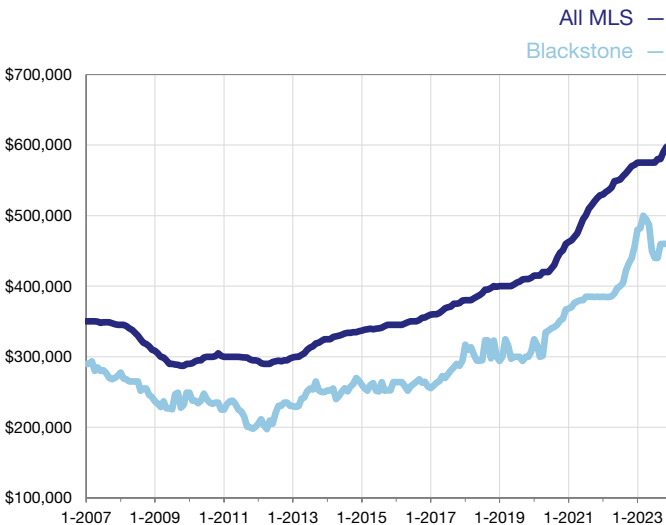
### Condominium Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	1	--	1	3	+ 200.0%
Closed Sales	1	1	0.0%	3	2	- 33.3%
Median Sales Price*	\$299,000	<b>\$409,900</b>	+ 37.1%	\$299,000	<b>\$372,450</b>	+ 24.6%
Inventory of Homes for Sale	4	3	- 25.0%	--	--	--
Months Supply of Inventory	2.1	1.3	- 38.1%	--	--	--
Cumulative Days on Market Until Sale	74	20	- 73.0%	51	22	- 56.9%
Percent of Original List Price Received*	99.7%	<b>100.0%</b>	+ 0.3%	98.8%	<b>97.9%</b>	- 0.9%
New Listings	1	4	+ 300.0%	3	4	+ 33.3%

\* 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

