

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Milford

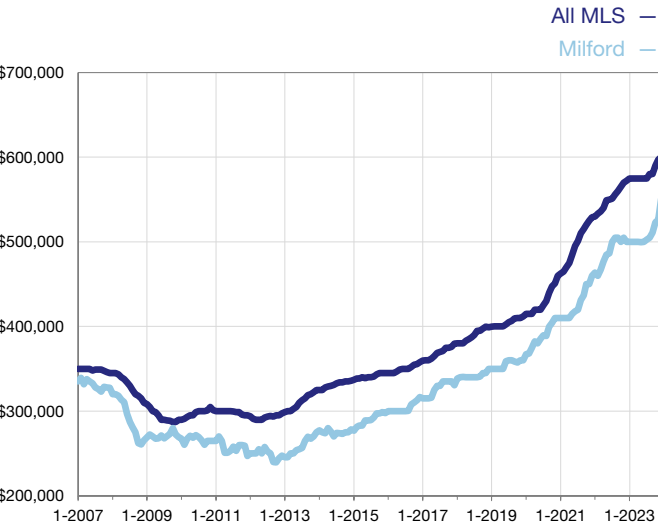
Single-Family Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	8	12	+ 50.0%	22	30	+ 36.4%
Closed Sales	11	17	+ 54.5%	21	28	+ 33.3%
Median Sales Price*	\$490,000	\$561,000	+ 14.5%	\$485,000	\$587,250	+ 21.1%
Inventory of Homes for Sale	9	11	+ 22.2%	--	--	--
Months Supply of Inventory	0.5	0.7	+ 40.0%	--	--	--
Cumulative Days on Market Until Sale	35	26	- 25.7%	34	30	- 11.8%
Percent of Original List Price Received*	97.6%	100.6%	+ 3.1%	98.7%	100.9%	+ 2.2%
New Listings	7	13	+ 85.7%	16	31	+ 93.8%

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

Condominium Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	1	- 50.0%	6	8	+ 33.3%
Closed Sales	4	2	- 50.0%	7	6	- 14.3%
Median Sales Price*	\$435,500	\$382,500	- 12.2%	\$429,000	\$360,000	- 16.1%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--
Months Supply of Inventory	0.7	0.2	- 71.4%	--	--	--
Cumulative Days on Market Until Sale	31	53	+ 71.0%	31	40	+ 29.0%
Percent of Original List Price Received*	99.9%	98.6%	- 1.3%	99.8%	98.8%	- 1.0%
New Listings	2	1	- 50.0%	8	5	- 37.5%

* 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

