

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Saugus

Single-Family Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	15	16	+ 6.7%	26	24	- 7.7%
Closed Sales	16	5	- 68.8%	26	19	- 26.9%
Median Sales Price*	\$610,000	\$610,000	0.0%	\$600,000	\$612,500	+ 2.1%
Inventory of Homes for Sale	20	7	- 65.0%	--	--	--
Months Supply of Inventory	1.0	0.4	- 60.0%	--	--	--
Cumulative Days on Market Until Sale	31	21	- 32.3%	27	27	0.0%
Percent of Original List Price Received*	102.6%	100.4%	- 2.1%	101.1%	101.7%	+ 0.6%
New Listings	15	9	- 40.0%	33	25	- 24.2%

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

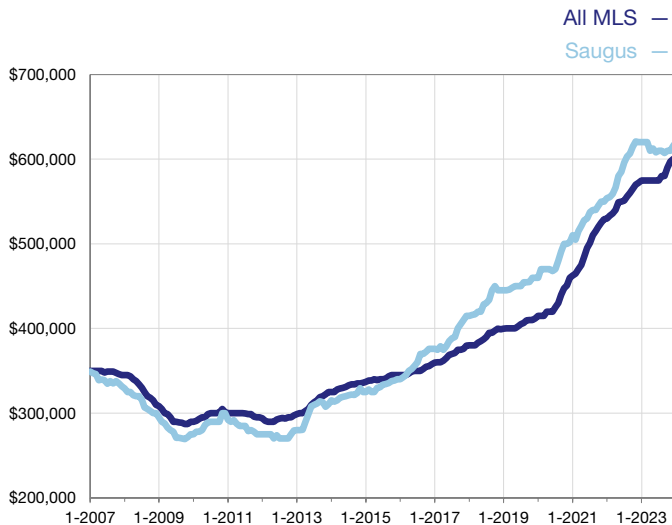
Condominium Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	2	2	0.0%	4	6	+ 50.0%
Closed Sales	5	5	0.0%	5	6	+ 20.0%
Median Sales Price*	\$302,000	\$525,000	+ 73.8%	\$302,000	\$445,000	+ 47.4%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	0.6	0.6	0.0%	--	--	--
Cumulative Days on Market Until Sale	28	34	+ 21.4%	28	32	+ 14.3%
Percent of Original List Price Received*	100.5%	94.0%	- 6.5%	100.5%	94.8%	- 5.7%
New Listings	1	3	+ 200.0%	4	5	+ 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

