

# Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Scituate

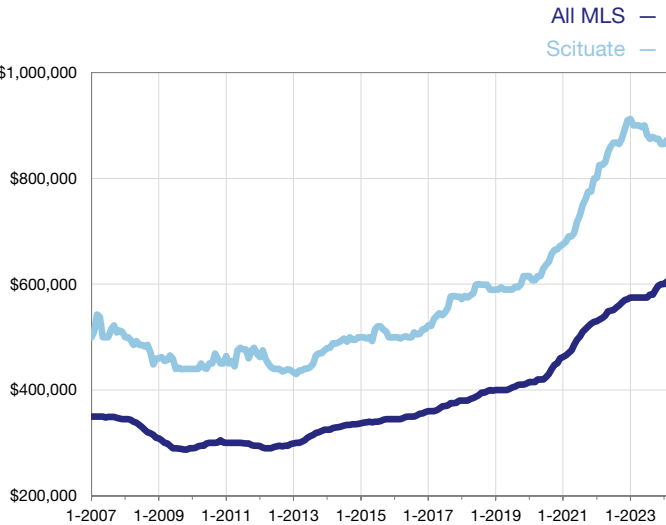
Single-Family Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	16	+ 60.0%	14	21	+ 50.0%
Closed Sales	6	9	+ 50.0%	12	17	+ 41.7%
Median Sales Price*	\$608,538	\$860,000	+ 41.3%	\$718,865	\$875,000	+ 21.7%
Inventory of Homes for Sale	26	20	- 23.1%	--	--	--
Months Supply of Inventory	1.5	1.2	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	52	46	- 11.5%	44	58	+ 31.8%
Percent of Original List Price Received*	96.8%	95.5%	- 1.3%	96.3%	93.4%	- 3.0%
New Listings	11	14	+ 27.3%	25	31	+ 24.0%

\* 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	6	3	- 50.0%	8	6	- 25.0%
Closed Sales	3	3	0.0%	5	7	+ 40.0%
Median Sales Price*	\$590,000	\$779,000	+ 32.0%	\$590,000	\$779,000	+ 32.0%
Inventory of Homes for Sale	15	6	- 60.0%	--	--	--
Months Supply of Inventory	3.0	1.5	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	29	39	+ 34.5%	46	68	+ 47.8%
Percent of Original List Price Received*	101.5%	99.5%	- 2.0%	100.7%	95.9%	- 4.8%
New Listings	7	3	- 57.1%	12	5	- 58.3%

\* 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

