

# Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Sharon

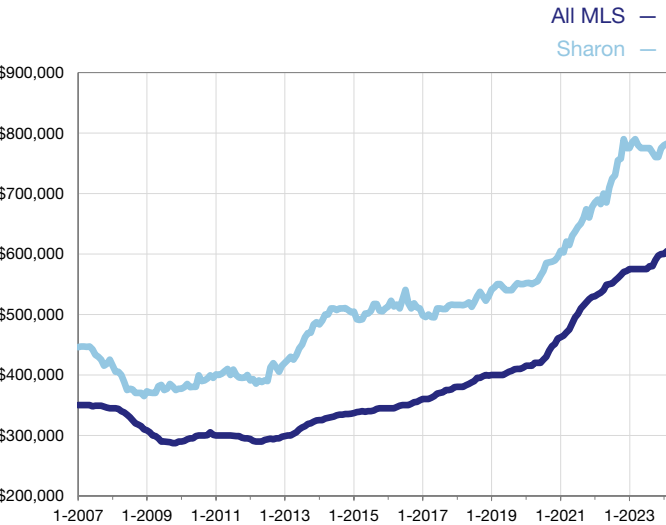
Single-Family Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	11	+ 57.1%	13	15	+ 15.4%
Closed Sales	7	5	- 28.6%	15	12	- 20.0%
Median Sales Price*	\$745,000	\$1,001,000	+ 34.4%	\$630,500	\$727,500	+ 15.4%
Inventory of Homes for Sale	13	10	- 23.1%	--	--	--
Months Supply of Inventory	0.9	0.8	- 11.1%	--	--	--
Cumulative Days on Market Until Sale	28	54	+ 92.9%	39	36	- 7.7%
Percent of Original List Price Received*	98.5%	98.1%	- 0.4%	96.3%	99.7%	+ 3.5%
New Listings	10	11	+ 10.0%	18	18	0.0%

\* 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	1	0	- 100.0%	2	4	+ 100.0%
Closed Sales	1	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$1,076,790	\$0	- 100.0%	\$730,000	\$0	- 100.0%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.2	0.8	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	533	0	- 100.0%	195	0	- 100.0%
Percent of Original List Price Received*	113.4%	0.0%	- 100.0%	100.1%	0.0%	- 100.0%
New Listings	3	0	- 100.0%	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

