

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Stoughton

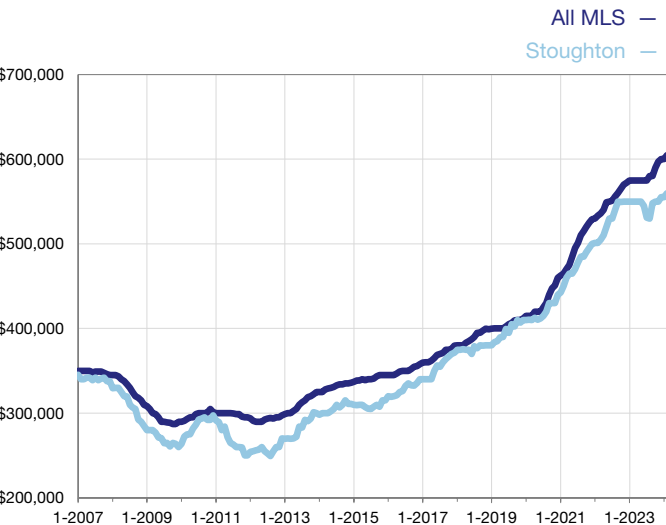
Single-Family Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	14	+ 100.0%	26	21	- 19.2%
Closed Sales	12	11	- 8.3%	20	19	- 5.0%
Median Sales Price*	\$522,500	\$605,000	+ 15.8%	\$522,500	\$543,600	+ 4.0%
Inventory of Homes for Sale	22	16	- 27.3%	--	--	--
Months Supply of Inventory	1.3	1.1	- 15.4%	--	--	--
Cumulative Days on Market Until Sale	68	24	- 64.7%	57	25	- 56.1%
Percent of Original List Price Received*	95.1%	104.6%	+ 10.0%	94.7%	104.5%	+ 10.3%
New Listings	12	14	+ 16.7%	24	24	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	7	6	- 14.3%	9	9	0.0%
Closed Sales	1	3	+ 200.0%	6	7	+ 16.7%
Median Sales Price*	\$351,000	\$525,000	+ 49.6%	\$362,500	\$451,000	+ 24.4%
Inventory of Homes for Sale	11	4	- 63.6%	--	--	--
Months Supply of Inventory	1.6	0.6	- 62.5%	--	--	--
Cumulative Days on Market Until Sale	36	46	+ 27.8%	20	35	+ 75.0%
Percent of Original List Price Received*	100.3%	102.4%	+ 2.1%	98.4%	100.9%	+ 2.5%
New Listings	7	4	- 42.9%	17	10	- 41.2%

* 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

