

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Tyngsborough

Single-Family Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	4	6	+ 50.0%	7	12	+ 71.4%
Closed Sales	4	6	+ 50.0%	11	12	+ 9.1%
Median Sales Price*	\$567,500	\$547,500	- 3.5%	\$550,000	\$590,000	+ 7.3%
Inventory of Homes for Sale	7	5	- 28.6%	--	--	--
Months Supply of Inventory	1.1	0.9	- 18.2%	--	--	--
Cumulative Days on Market Until Sale	66	46	- 30.3%	46	37	- 19.6%
Percent of Original List Price Received*	95.7%	93.4%	- 2.4%	93.7%	98.0%	+ 4.6%
New Listings	5	6	+ 20.0%	7	11	+ 57.1%

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

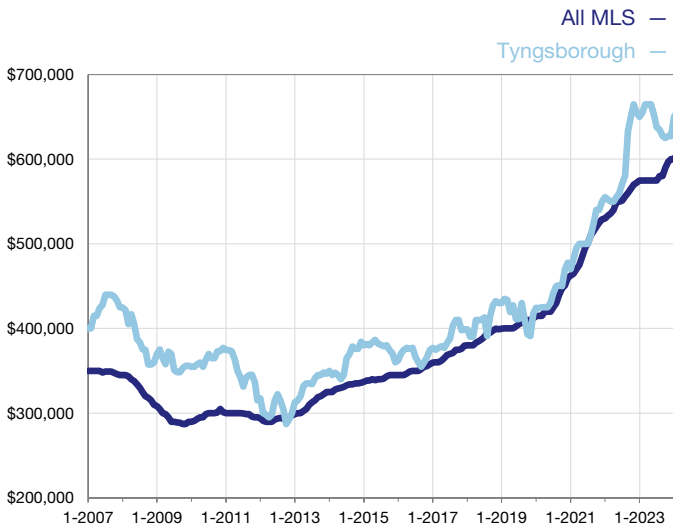
Condominium Properties

Key Metrics	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	5	3	- 40.0%	9	6	- 33.3%
Closed Sales	2	1	- 50.0%	7	4	- 42.9%
Median Sales Price*	\$317,500	\$430,000	+ 35.4%	\$335,000	\$440,000	+ 31.3%
Inventory of Homes for Sale	2	5	+ 150.0%	--	--	--
Months Supply of Inventory	0.4	1.2	+ 200.0%	--	--	--
Cumulative Days on Market Until Sale	69	57	- 17.4%	38	45	+ 18.4%
Percent of Original List Price Received*	97.9%	95.6%	- 2.3%	99.2%	98.1%	- 1.1%
New Listings	2	2	0.0%	6	5	- 16.7%

* 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

