

Local Market Update – March 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Kingston

Single-Family Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	8	8	0.0%	20	18	- 10.0%
Closed Sales	3	7	+ 133.3%	17	15	- 11.8%
Median Sales Price*	\$449,000	\$656,000	+ 46.1%	\$560,000	\$650,000	+ 16.1%
Inventory of Homes for Sale	16	6	- 62.5%	--	--	--
Months Supply of Inventory	1.5	0.6	- 60.0%	--	--	--
Cumulative Days on Market Until Sale	55	70	+ 27.3%	48	49	+ 2.1%
Percent of Original List Price Received*	91.0%	98.2%	+ 7.9%	94.8%	101.1%	+ 6.6%
New Listings	8	7	- 12.5%	17	22	+ 29.4%

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

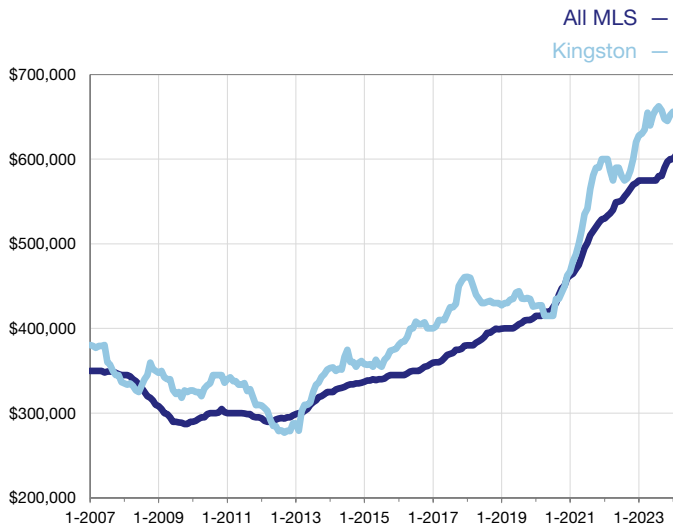
Condominium Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	1	--	0	1	--
Closed Sales	0	0	--	2	3	+ 50.0%
Median Sales Price*	\$0	\$0	--	\$357,000	\$350,000	- 2.0%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.2	1.2	0.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	16	18	+ 12.5%
Percent of Original List Price Received*	0.0%	0.0%	--	102.0%	97.5%	- 4.4%
New Listings	1	2	+ 100.0%	2	3	+ 50.0%

* 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

