

# Local Market Update – March 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Rochester

### Single-Family Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	9	4	- 55.6%	20	13	- 35.0%
Closed Sales	4	2	- 50.0%	13	13	0.0%
Median Sales Price*	\$550,000	<b>\$520,000</b>	- 5.5%	\$570,000	<b>\$615,000</b>	+ 7.9%
Inventory of Homes for Sale	8	7	- 12.5%	--	--	--
Months Supply of Inventory	1.5	<b>1.9</b>	+ 26.7%	--	--	--
Cumulative Days on Market Until Sale	81	<b>22</b>	- 72.8%	72	<b>44</b>	- 38.9%
Percent of Original List Price Received*	100.1%	<b>98.6%</b>	- 1.5%	94.9%	<b>95.2%</b>	+ 0.3%
New Listings	9	<b>6</b>	- 33.3%	18	<b>15</b>	- 16.7%

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

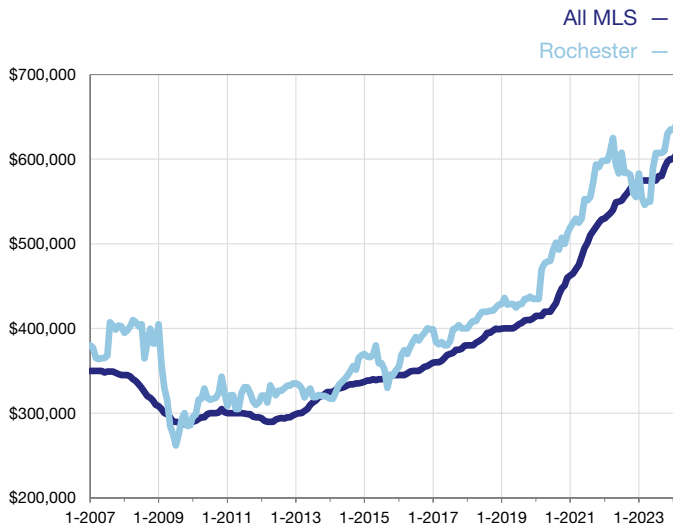
### Condominium Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	1	1	0.0%	2	3	+ 50.0%
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$480,000</b>	--
Inventory of Homes for Sale	5	10	+ 100.0%	--	--	--
Months Supply of Inventory	2.5	<b>8.6</b>	+ 244.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	<b>44</b>	--
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>100.0%</b>	--
New Listings	0	2	--	0	<b>11</b>	--

\* 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

