

Local Market Update – March 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rutland

Single-Family Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	1	9	+ 800.0%	15	27	+ 80.0%
Closed Sales	7	9	+ 28.6%	16	18	+ 12.5%
Median Sales Price*	\$565,000	\$535,000	- 5.3%	\$450,000	\$501,250	+ 11.4%
Inventory of Homes for Sale	7	9	+ 28.6%	--	--	--
Months Supply of Inventory	0.9	1.4	+ 55.6%	--	--	--
Cumulative Days on Market Until Sale	21	38	+ 81.0%	40	59	+ 47.5%
Percent of Original List Price Received*	103.2%	99.5%	- 3.6%	99.5%	100.4%	+ 0.9%
New Listings	4	4	0.0%	15	23	+ 53.3%

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

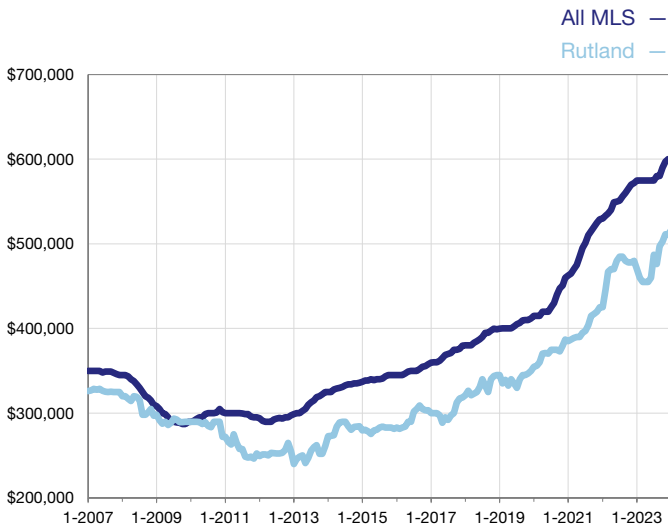
Condominium Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	1	3	+ 200.0%	4	7	+ 75.0%
Closed Sales	1	3	+ 200.0%	5	6	+ 20.0%
Median Sales Price*	\$295,000	\$189,900	- 35.6%	\$272,500	\$199,950	- 26.6%
Inventory of Homes for Sale	0	4	--	--	--	--
Months Supply of Inventory	0.0	2.3	--	--	--	--
Cumulative Days on Market Until Sale	112	36	- 67.9%	42	27	- 35.7%
Percent of Original List Price Received*	100.0%	98.5%	- 1.5%	101.1%	100.7%	- 0.4%
New Listings	1	3	+ 200.0%	4	8	+ 100.0%

* 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

