

North Andover

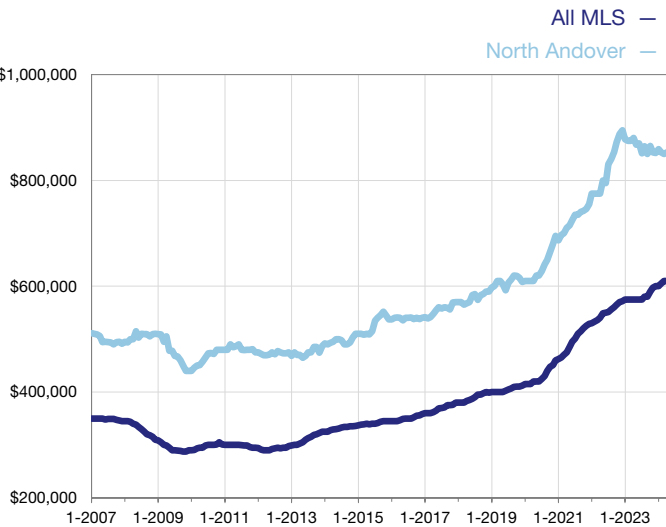
Single-Family Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	17	15	- 11.8%	40	40	0.0%
Closed Sales	11	9	- 18.2%	31	28	- 9.7%
Median Sales Price*	\$799,900	\$945,000	+ 18.1%	\$799,900	\$764,000	- 4.5%
Inventory of Homes for Sale	14	16	+ 14.3%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--
Cumulative Days on Market Until Sale	42	29	- 31.0%	39	30	- 23.1%
Percent of Original List Price Received*	100.8%	103.0%	+ 2.2%	100.9%	102.3%	+ 1.4%
New Listings	15	21	+ 40.0%	51	52	+ 2.0%

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

Condominium Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	10	13	+ 30.0%	42	40	- 4.8%
Closed Sales	5	16	+ 220.0%	34	33	- 2.9%
Median Sales Price*	\$350,000	\$430,000	+ 22.9%	\$402,300	\$430,000	+ 6.9%
Inventory of Homes for Sale	5	11	+ 120.0%	--	--	--
Months Supply of Inventory	0.5	1.3	+ 160.0%	--	--	--
Cumulative Days on Market Until Sale	16	24	+ 50.0%	29	26	- 10.3%
Percent of Original List Price Received*	102.5%	100.1%	- 2.3%	102.1%	100.3%	- 1.8%
New Listings	8	13	+ 62.5%	40	49	+ 22.5%

* 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

