

Local Market Update – April 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Salisbury

Single-Family Properties

Key Metrics	April			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	3	--	8	12	+ 50.0%
Closed Sales	1	1	0.0%	8	9	+ 12.5%
Median Sales Price*	\$859,900	\$590,000	- 31.4%	\$523,000	\$610,000	+ 16.6%
Inventory of Homes for Sale	7	8	+ 14.3%	--	--	--
Months Supply of Inventory	1.4	2.0	+ 42.9%	--	--	--
Cumulative Days on Market Until Sale	23	22	- 4.3%	54	54	0.0%
Percent of Original List Price Received*	100.0%	105.4%	+ 5.4%	97.2%	98.8%	+ 1.6%
New Listings	3	5	+ 66.7%	10	17	+ 70.0%

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

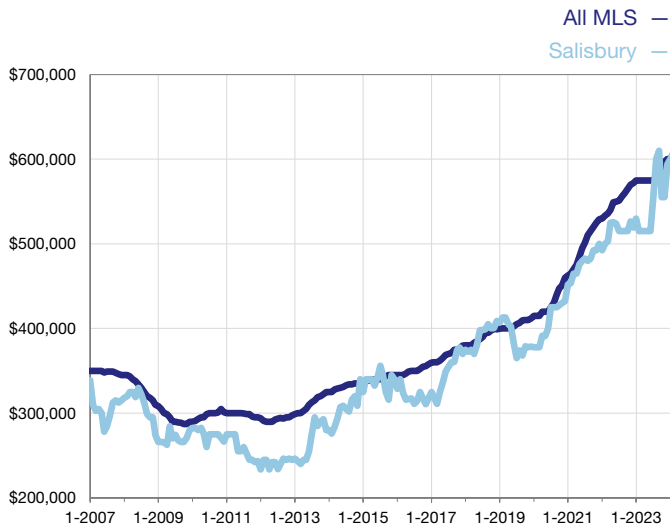
Condominium Properties

Key Metrics	April			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	4	5	+ 25.0%	16	10	- 37.5%
Closed Sales	4	0	- 100.0%	16	8	- 50.0%
Median Sales Price*	\$504,000	\$0	- 100.0%	\$501,450	\$634,950	+ 26.6%
Inventory of Homes for Sale	10	3	- 70.0%	--	--	--
Months Supply of Inventory	3.0	0.6	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	7	0	- 100.0%	59	21	- 64.4%
Percent of Original List Price Received*	105.0%	0.0%	- 100.0%	100.5%	101.0%	+ 0.5%
New Listings	4	6	+ 50.0%	17	14	- 17.6%

* 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

