

Local Market Update – April 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Shrewsbury

Single-Family Properties

Key Metrics	April			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	22	32	+ 45.5%	66	100	+ 51.5%
Closed Sales	17	28	+ 64.7%	46	72	+ 56.5%
Median Sales Price*	\$560,000	\$783,000	+ 39.8%	\$575,500	\$670,500	+ 16.5%
Inventory of Homes for Sale	22	18	- 18.2%	--	--	--
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--
Cumulative Days on Market Until Sale	54	36	- 33.3%	37	31	- 16.2%
Percent of Original List Price Received*	103.5%	101.9%	- 1.5%	101.2%	101.0%	- 0.2%
New Listings	24	30	+ 25.0%	77	109	+ 41.6%

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

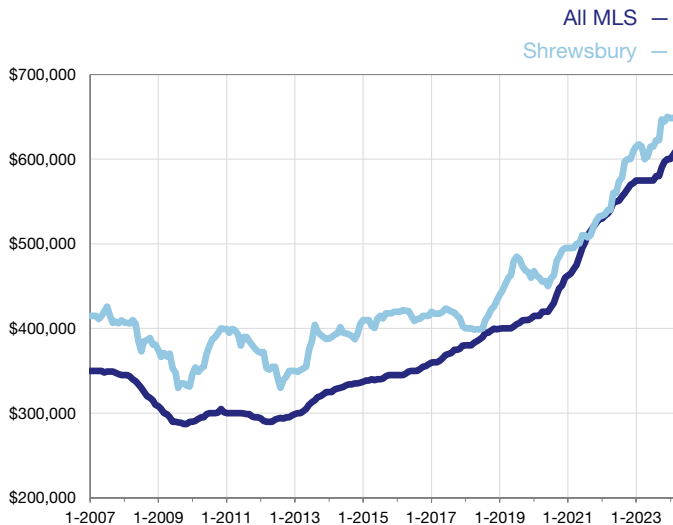
Condominium Properties

Key Metrics	April			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	4	9	+ 125.0%	20	22	+ 10.0%
Closed Sales	6	3	- 50.0%	23	18	- 21.7%
Median Sales Price*	\$432,500	\$357,000	- 17.5%	\$435,000	\$340,500	- 21.7%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	1.3	0.7	- 46.2%	--	--	--
Cumulative Days on Market Until Sale	7	41	+ 485.7%	28	35	+ 25.0%
Percent of Original List Price Received*	104.2%	101.4%	- 2.7%	101.3%	99.6%	- 1.7%
New Listings	8	9	+ 12.5%	28	23	- 17.9%

* 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

