

Local Market Update – June 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Ashburnham

Single-Family Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	9	11	+ 22.2%	39	47	+ 20.5%
Closed Sales	10	10	0.0%	31	44	+ 41.9%
Median Sales Price*	\$515,000	\$560,500	+ 8.8%	\$470,000	\$473,450	+ 0.7%
Inventory of Homes for Sale	15	12	- 20.0%	--	--	--
Months Supply of Inventory	2.4	1.5	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	42	40	- 4.8%	57	49	- 14.0%
Percent of Original List Price Received*	102.0%	100.5%	- 1.5%	97.4%	97.2%	- 0.2%
New Listings	11	11	0.0%	44	45	+ 2.3%

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

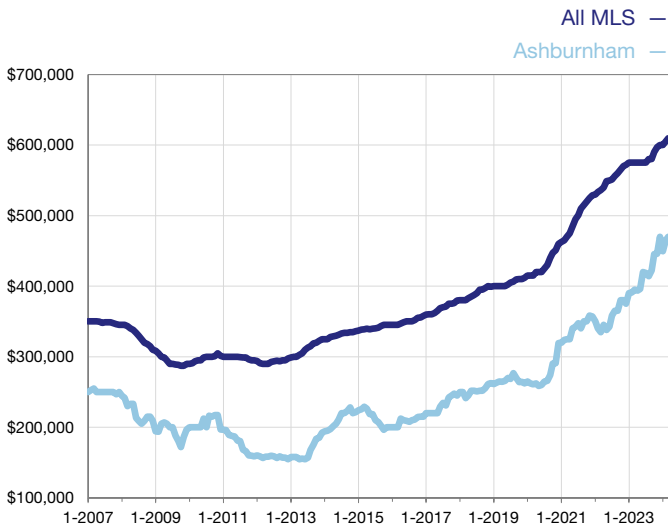
Condominium Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$332,500	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	21	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	107.3%	--
New Listings	0	0	--	0	1	--

* 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

