

Local Market Update – June 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Blackstone

Single-Family Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	3	2	- 33.3%	22	27	+ 22.7%
Closed Sales	3	6	+ 100.0%	25	31	+ 24.0%
Median Sales Price*	\$415,000	\$525,000	+ 26.5%	\$435,000	\$460,000	+ 5.7%
Inventory of Homes for Sale	10	9	- 10.0%	--	--	--
Months Supply of Inventory	2.2	1.7	- 22.7%	--	--	--
Cumulative Days on Market Until Sale	18	39	+ 116.7%	51	47	- 7.8%
Percent of Original List Price Received*	102.4%	101.2%	- 1.2%	100.1%	98.7%	- 1.4%
New Listings	4	9	+ 125.0%	28	30	+ 7.1%

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

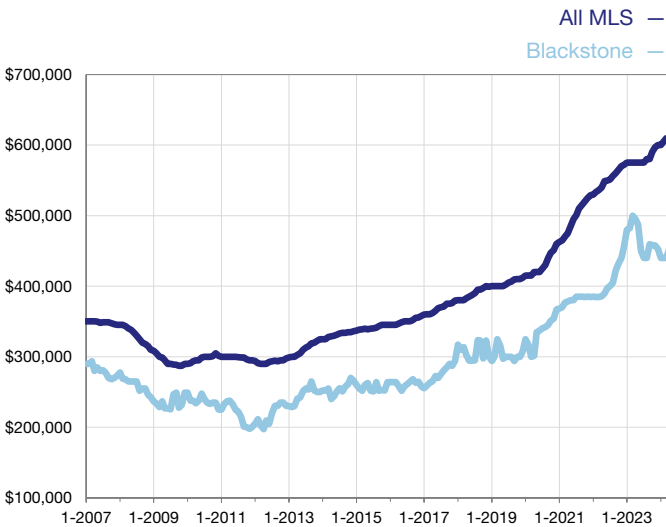
Condominium Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	1	0	- 100.0%	6	6	0.0%
Closed Sales	1	1	0.0%	7	4	- 42.9%
Median Sales Price*	\$299,900	\$320,000	+ 6.7%	\$310,000	\$372,450	+ 20.1%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	2.1	0.7	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	19	3	- 84.2%	49	22	- 55.1%
Percent of Original List Price Received*	100.0%	100.0%	0.0%	99.4%	98.9%	- 0.5%
New Listings	3	1	- 66.7%	8	7	- 12.5%

* 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

