

Local Market Update – June 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norwood

Single-Family Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	19	18	- 5.3%	93	69	- 25.8%
Closed Sales	29	10	- 65.5%	77	58	- 24.7%
Median Sales Price*	\$615,000	\$728,000	+ 18.4%	\$650,000	\$652,500	+ 0.4%
Inventory of Homes for Sale	9	10	+ 11.1%	--	--	--
Months Supply of Inventory	0.6	0.8	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	18	12	- 33.3%	23	30	+ 30.4%
Percent of Original List Price Received*	105.5%	103.6%	- 1.8%	103.5%	101.0%	- 2.4%
New Listings	22	18	- 18.2%	100	73	- 27.0%

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

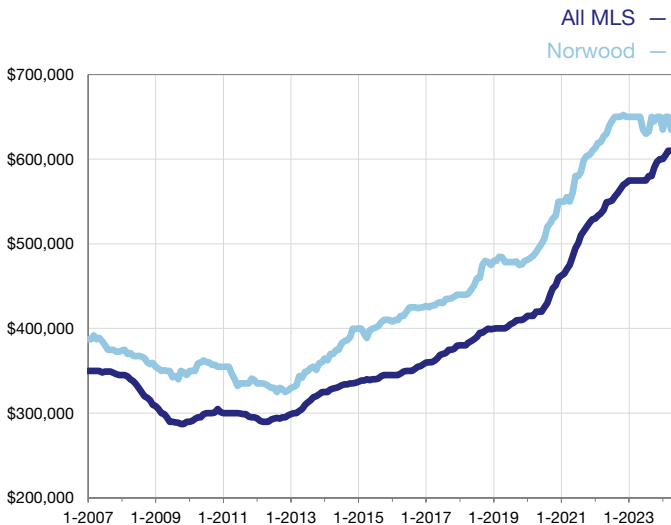
Condominium Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	3	9	+ 200.0%	31	32	+ 3.2%
Closed Sales	6	6	0.0%	34	26	- 23.5%
Median Sales Price*	\$507,500	\$532,500	+ 4.9%	\$428,000	\$492,500	+ 15.1%
Inventory of Homes for Sale	9	4	- 55.6%	--	--	--
Months Supply of Inventory	1.5	0.9	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	18	17	- 5.6%	33	32	- 3.0%
Percent of Original List Price Received*	102.6%	103.1%	+ 0.5%	100.3%	102.1%	+ 1.8%
New Listings	10	7	- 30.0%	39	34	- 12.8%

* 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

