

Local Market Update – June 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Tyngsborough

Single-Family Properties

| Key Metrics | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Pending Sales | 7 | 5 | - 28.6% | 32 | 33 | + 3.1% |
| Closed Sales | 6 | 9 | + 50.0% | 28 | 38 | + 35.7% |
| Median Sales Price* | \$711,000 | \$705,000 | - 0.8% | \$600,000 | \$675,000 | + 12.5% |
| Inventory of Homes for Sale | 9 | 7 | - 22.2% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 1.4 | - 17.6% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 40 | 10 | - 75.0% | 47 | 32 | - 31.9% |
| Percent of Original List Price Received* | 103.8% | 109.0% | + 5.0% | 97.6% | 102.7% | + 5.2% |
| New Listings | 4 | 4 | 0.0% | 35 | 40 | + 14.3% |

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

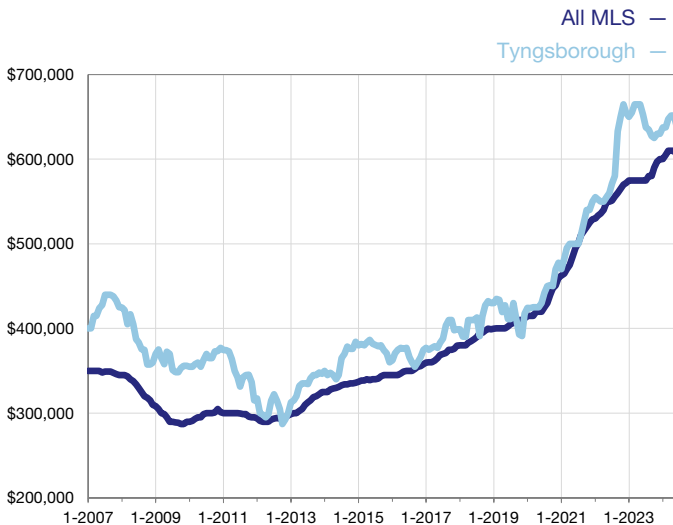
Condominium Properties

| Key Metrics | June | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Pending Sales | 7 | 7 | 0.0% | 30 | 19 | - 36.7% |
| Closed Sales | 6 | 4 | - 33.3% | 22 | 14 | - 36.4% |
| Median Sales Price* | \$398,125 | \$422,500 | + 6.1% | \$365,625 | \$432,500 | + 18.3% |
| Inventory of Homes for Sale | 6 | 7 | + 16.7% | -- | -- | -- |
| Months Supply of Inventory | 1.4 | 1.9 | + 35.7% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 14 | 13 | - 7.1% | 20 | 32 | + 60.0% |
| Percent of Original List Price Received* | 105.5% | 106.7% | + 1.1% | 103.5% | 106.1% | + 2.5% |
| New Listings | 6 | 5 | - 16.7% | 32 | 22 | - 31.3% |

* 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

