

Local Market Update – July 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Marion

Single-Family Properties

Key Metrics	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	5	5	0.0%	28	28	0.0%
Closed Sales	5	2	- 60.0%	30	27	- 10.0%
Median Sales Price*	\$815,000	\$1,066,500	+ 30.9%	\$704,950	\$790,000	+ 12.1%
Inventory of Homes for Sale	11	21	+ 90.9%	--	--	--
Months Supply of Inventory	2.2	4.9	+ 122.7%	--	--	--
Cumulative Days on Market Until Sale	52	64	+ 23.1%	42	49	+ 16.7%
Percent of Original List Price Received*	95.9%	90.3%	- 5.8%	99.0%	97.6%	- 1.4%
New Listings	4	8	+ 100.0%	36	43	+ 19.4%

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

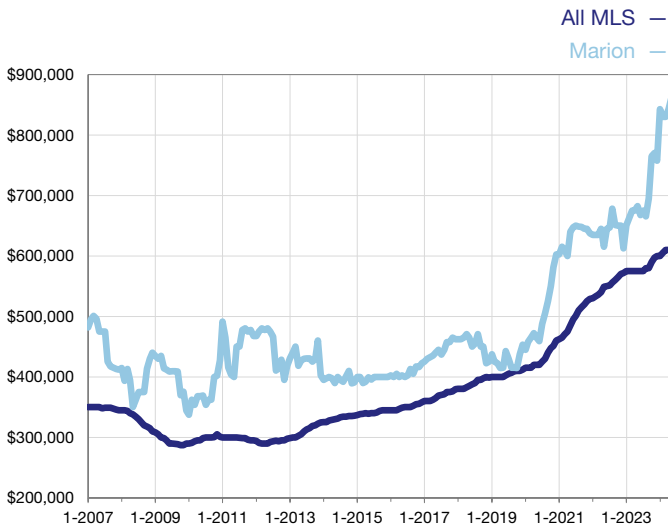
Condominium Properties

Key Metrics	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	0	--	1	1	0.0%
Closed Sales	1	0	- 100.0%	1	1	0.0%
Median Sales Price*	\$950,000	\$0	- 100.0%	\$950,000	\$750,000	- 21.1%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	2.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	105	0	- 100.0%	105	796	+ 658.1%
Percent of Original List Price Received*	65.5%	0.0%	- 100.0%	65.5%	93.8%	+ 43.2%
New Listings	1	0	- 100.0%	2	0	- 100.0%

* 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

