

# Local Market Update – August 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Dover

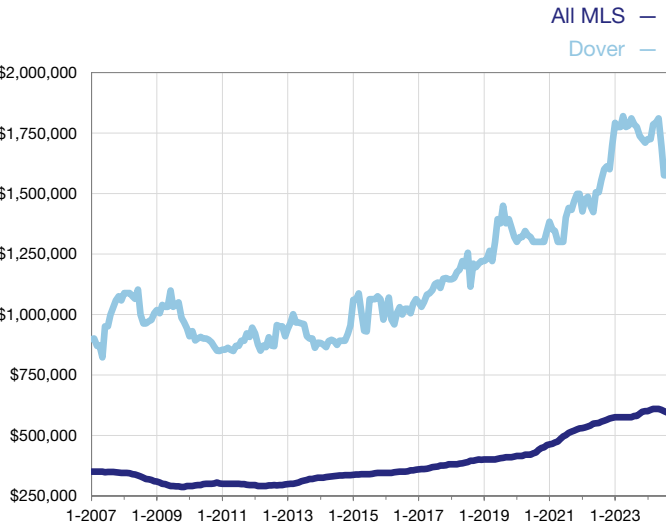
Single-Family Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	6	+ 100.0%	43	44	+ 2.3%
Closed Sales	8	9	+ 12.5%	42	44	+ 4.8%
Median Sales Price*	\$1,560,000	\$1,605,000	+ 2.9%	\$1,768,047	\$1,710,000	- 3.3%
Inventory of Homes for Sale	14	15	+ 7.1%	--	--	--
Months Supply of Inventory	3.1	2.8	- 9.7%	--	--	--
Cumulative Days on Market Until Sale	28	21	- 25.0%	45	22	- 51.1%
Percent of Original List Price Received*	97.9%	100.8%	+ 3.0%	97.5%	100.9%	+ 3.5%
New Listings	0	6	--	56	64	+ 14.3%

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

Condominium Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	0	--	1	2	+ 100.0%
Closed Sales	0	0	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$0	--	\$725,000	\$820,000	+ 13.1%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	10	15	+ 50.0%
Percent of Original List Price Received*	0.0%	0.0%	--	107.4%	103.2%	- 3.9%
New Listings	0	0	--	2	2	0.0%

\* 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

