

Local Market Update – August 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Haverhill

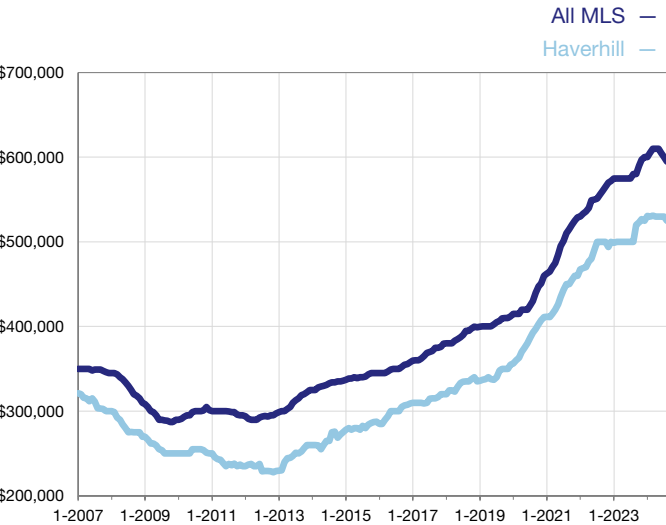
Single-Family Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	27	37	+ 37.0%	201	197	- 2.0%
Closed Sales	23	32	+ 39.1%	188	182	- 3.2%
Median Sales Price*	\$555,000	\$574,000	+ 3.4%	\$530,000	\$560,000	+ 5.7%
Inventory of Homes for Sale	30	30	0.0%	--	--	--
Months Supply of Inventory	1.2	1.3	+ 8.3%	--	--	--
Cumulative Days on Market Until Sale	21	19	- 9.5%	29	22	- 24.1%
Percent of Original List Price Received*	106.4%	102.5%	- 3.7%	102.6%	104.9%	+ 2.2%
New Listings	38	28	- 26.3%	214	220	+ 2.8%

* 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	26	18	- 30.8%	161	157	- 2.5%
Closed Sales	28	21	- 25.0%	159	145	- 8.8%
Median Sales Price*	\$387,500	\$460,000	+ 18.7%	\$370,000	\$419,000	+ 13.2%
Inventory of Homes for Sale	10	22	+ 120.0%	--	--	--
Months Supply of Inventory	0.5	1.2	+ 140.0%	--	--	--
Cumulative Days on Market Until Sale	14	26	+ 85.7%	19	22	+ 15.8%
Percent of Original List Price Received*	104.9%	102.2%	- 2.6%	103.7%	103.3%	- 0.4%
New Listings	25	24	- 4.0%	169	181	+ 7.1%

* 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

