

Local Market Update – August 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Monterey

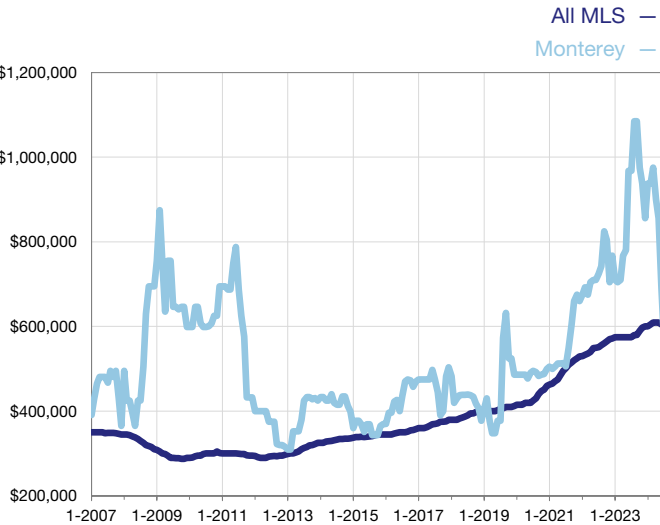
Single-Family Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	1	0.0%	9	14	+ 55.6%
Closed Sales	1	2	+ 100.0%	9	14	+ 55.6%
Median Sales Price*	\$900,000	\$1,675,000	+ 86.1%	\$975,000	\$935,000	- 4.1%
Inventory of Homes for Sale	7	9	+ 28.6%	--	--	--
Months Supply of Inventory	5.0	5.1	+ 2.0%	--	--	--
Cumulative Days on Market Until Sale	139	261	+ 87.8%	125	121	- 3.2%
Percent of Original List Price Received*	97.3%	85.3%	- 12.3%	100.7%	96.4%	- 4.3%
New Listings	1	3	+ 200.0%	11	20	+ 81.8%

* 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	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	0	--	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

