

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Blackstone

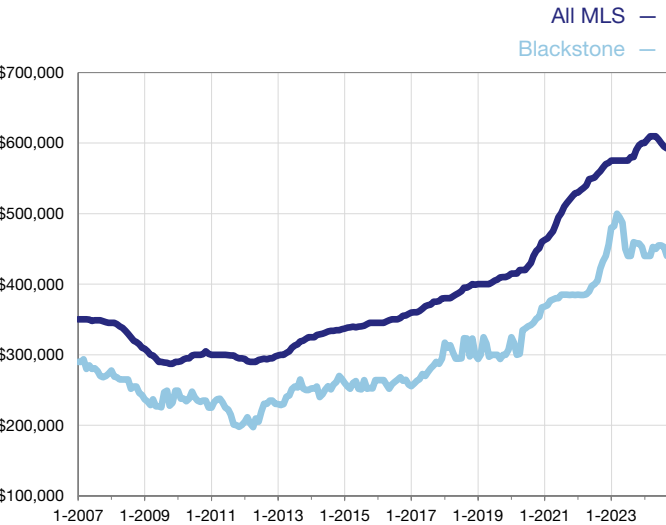
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	4	- 60.0%	41	42	+ 2.4%
Closed Sales	3	8	+ 166.7%	34	45	+ 32.4%
Median Sales Price*	\$459,000	\$485,950	+ 5.9%	\$457,000	\$476,000	+ 4.2%
Inventory of Homes for Sale	11	11	0.0%	--	--	--
Months Supply of Inventory	2.5	2.2	- 12.0%	--	--	--
Cumulative Days on Market Until Sale	20	26	+ 30.0%	41	44	+ 7.3%
Percent of Original List Price Received*	100.6%	96.2%	- 4.4%	100.4%	98.9%	- 1.5%
New Listings	9	7	- 22.2%	50	50	0.0%

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

Condominium Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	3	0.0%	17	12	- 29.4%
Closed Sales	1	1	0.0%	16	8	- 50.0%
Median Sales Price*	\$260,500	\$355,000	+ 36.3%	\$336,000	\$345,000	+ 2.7%
Inventory of Homes for Sale	2	7	+ 250.0%	--	--	--
Months Supply of Inventory	0.9	3.5	+ 288.9%	--	--	--
Cumulative Days on Market Until Sale	33	6	- 81.8%	44	30	- 31.8%
Percent of Original List Price Received*	100.2%	101.5%	+ 1.3%	99.8%	97.8%	- 2.0%
New Listings	3	4	+ 33.3%	17	18	+ 5.9%

* 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

