

# Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Boylston

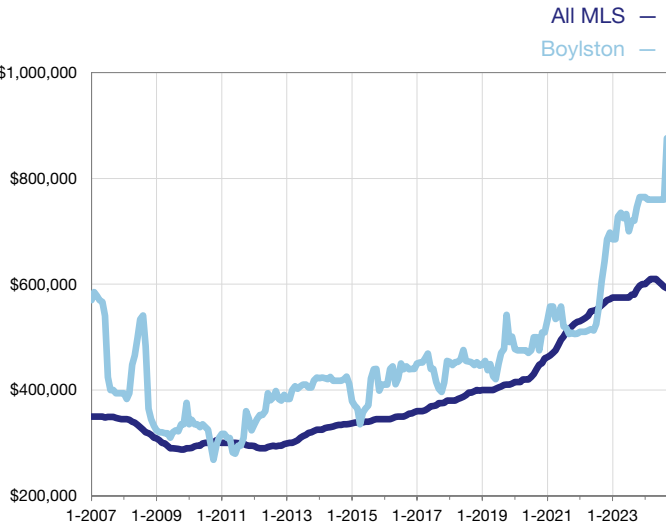
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	7	0.0%	30	30	0.0%
Closed Sales	4	4	0.0%	26	22	- 15.4%
Median Sales Price*	\$579,750	\$1,515,000	+ 161.3%	\$749,750	\$675,000	- 10.0%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	1.3	2.1	+ 61.5%	--	--	--
Cumulative Days on Market Until Sale	24	30	+ 25.0%	46	41	- 10.9%
Percent of Original List Price Received*	100.0%	103.9%	+ 3.9%	101.2%	101.9%	+ 0.7%
New Listings	10	12	+ 20.0%	29	37	+ 27.6%

\* 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	2	2	0.0%	9	7	- 22.2%
Closed Sales	2	1	- 50.0%	8	8	0.0%
Median Sales Price*	\$480,500	\$645,000	+ 34.2%	\$480,500	\$534,010	+ 11.1%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	2.9	2.3	- 20.7%	--	--	--
Cumulative Days on Market Until Sale	14	19	+ 35.7%	68	41	- 39.7%
Percent of Original List Price Received*	102.6%	99.2%	- 3.3%	102.0%	101.6%	- 0.4%
New Listings	2	1	- 50.0%	10	13	+ 30.0%

\* 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

