

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Chatham

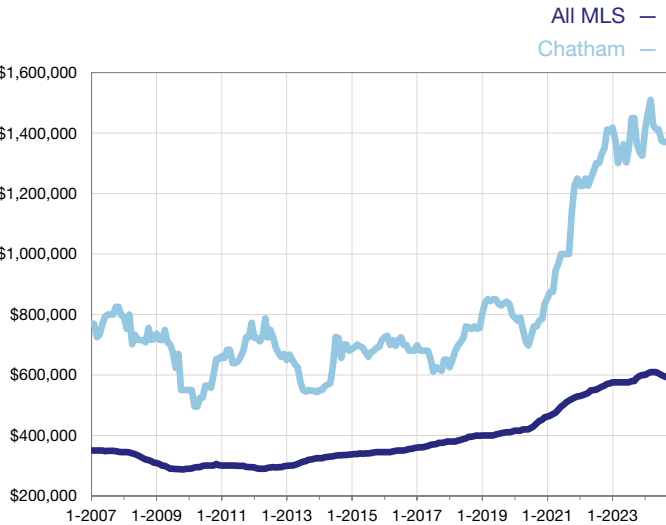
Single-Family Properties				September			Year to Date		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				11	14	+ 27.3%	99	115	+ 16.2%
Closed Sales				14	15	+ 7.1%	91	105	+ 15.4%
Median Sales Price*				\$1,470,000	\$1,426,000	- 3.0%	\$1,300,000	\$1,375,000	+ 5.8%
Inventory of Homes for Sale				49	55	+ 12.2%	--	--	--
Months Supply of Inventory				5.1	4.7	- 7.8%	--	--	--
Cumulative Days on Market Until Sale				26	28	+ 7.7%	79	66	- 16.5%
Percent of Original List Price Received*				97.9%	101.2%	+ 3.4%	94.6%	96.2%	+ 1.7%
New Listings				9	12	+ 33.3%	124	161	+ 29.8%

* 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		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				2	3	+ 50.0%	24	18	- 25.0%
Closed Sales				7	0	- 100.0%	22	14	- 36.4%
Median Sales Price*				\$604,300	\$0	- 100.0%	\$504,500	\$516,500	+ 2.4%
Inventory of Homes for Sale				13	2	- 84.6%	--	--	--
Months Supply of Inventory				5.2	0.8	- 84.6%	--	--	--
Cumulative Days on Market Until Sale				39	0	- 100.0%	59	63	+ 6.8%
Percent of Original List Price Received*				96.3%	0.0%	- 100.0%	96.2%	97.8%	+ 1.7%
New Listings				4	2	- 50.0%	32	22	- 31.3%

* 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

