

# Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Dracut

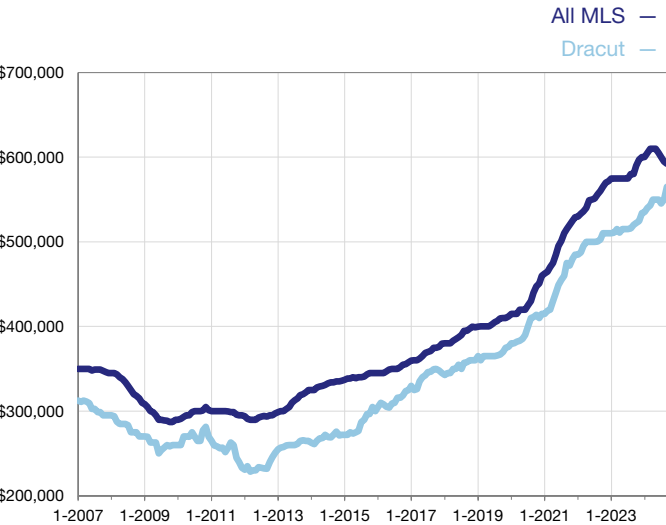
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	8	20	+ 150.0%	134	153	+ 14.2%
Closed Sales	16	24	+ 50.0%	133	138	+ 3.8%
Median Sales Price*	\$512,000	\$572,000	+ 11.7%	\$525,000	\$582,500	+ 11.0%
Inventory of Homes for Sale	23	23	0.0%	--	--	--
Months Supply of Inventory	1.5	1.4	- 6.7%	--	--	--
Cumulative Days on Market Until Sale	14	20	+ 42.9%	22	20	- 9.1%
Percent of Original List Price Received*	103.2%	102.4%	- 0.8%	103.2%	102.3%	- 0.9%
New Listings	15	23	+ 53.3%	159	173	+ 8.8%

\* 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		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	6	11	+ 83.3%	64	78	+ 21.9%
Closed Sales	3	8	+ 166.7%	67	75	+ 11.9%
Median Sales Price*	\$285,000	\$367,500	+ 28.9%	\$310,000	\$340,000	+ 9.7%
Inventory of Homes for Sale	9	8	- 11.1%	--	--	--
Months Supply of Inventory	1.3	0.9	- 30.8%	--	--	--
Cumulative Days on Market Until Sale	13	21	+ 61.5%	16	18	+ 12.5%
Percent of Original List Price Received*	103.0%	99.0%	- 3.9%	104.4%	103.2%	- 1.1%
New Listings	8	10	+ 25.0%	72	91	+ 26.4%

\* 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

