

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Fall River

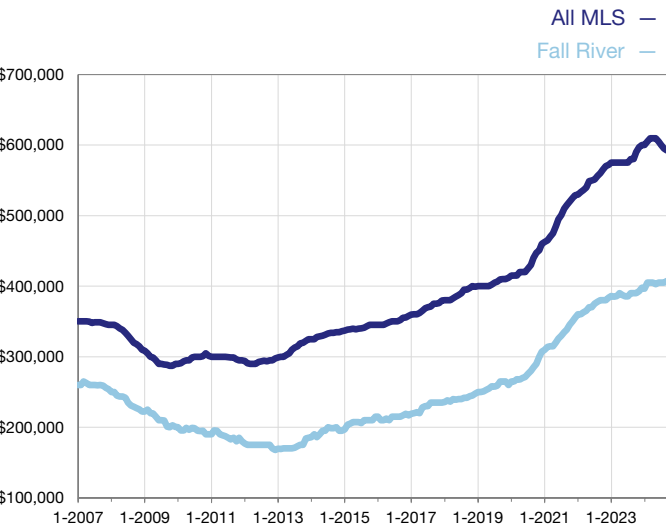
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	21	33	+ 57.1%	196	205	+ 4.6%
Closed Sales	26	24	- 7.7%	203	180	- 11.3%
Median Sales Price*	\$394,000	\$448,500	+ 13.8%	\$395,000	\$431,225	+ 9.2%
Inventory of Homes for Sale	66	39	- 40.9%	--	--	--
Months Supply of Inventory	3.0	1.8	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	29	34	+ 17.2%	41	45	+ 9.8%
Percent of Original List Price Received*	99.7%	97.8%	- 1.9%	100.1%	99.3%	- 0.8%
New Listings	38	30	- 21.1%	253	232	- 8.3%

* 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	9	9	0.0%	65	68	+ 4.6%
Closed Sales	8	6	- 25.0%	59	56	- 5.1%
Median Sales Price*	\$272,500	\$272,500	0.0%	\$255,000	\$267,500	+ 4.9%
Inventory of Homes for Sale	19	29	+ 52.6%	--	--	--
Months Supply of Inventory	2.6	4.2	+ 61.5%	--	--	--
Cumulative Days on Market Until Sale	23	28	+ 21.7%	37	37	0.0%
Percent of Original List Price Received*	102.1%	97.9%	- 4.1%	99.5%	97.2%	- 2.3%
New Listings	9	14	+ 55.6%	81	100	+ 23.5%

* 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

