

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Kingston

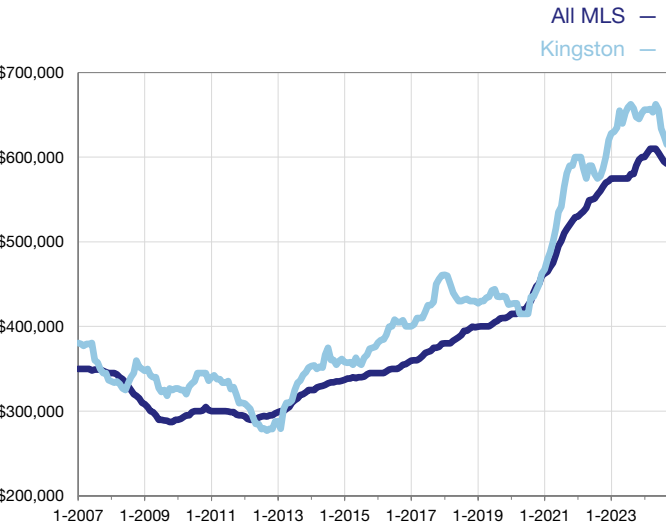
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	9	12	+ 33.3%	87	93	+ 6.9%
Closed Sales	7	12	+ 71.4%	88	90	+ 2.3%
Median Sales Price*	\$730,000	\$787,500	+ 7.9%	\$665,000	\$735,000	+ 10.5%
Inventory of Homes for Sale	18	22	+ 22.2%	--	--	--
Months Supply of Inventory	1.8	2.2	+ 22.2%	--	--	--
Cumulative Days on Market Until Sale	12	73	+ 508.3%	49	35	- 28.6%
Percent of Original List Price Received*	106.2%	96.2%	- 9.4%	99.5%	100.5%	+ 1.0%
New Listings	12	10	- 16.7%	92	122	+ 32.6%

* 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	0	1	--	3	12	+ 300.0%
Closed Sales	1	0	- 100.0%	4	12	+ 200.0%
Median Sales Price*	\$690,000	\$0	- 100.0%	\$357,000	\$377,667	+ 5.8%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.6	0.5	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	19	0	- 100.0%	18	18	0.0%
Percent of Original List Price Received*	100.7%	0.0%	- 100.0%	99.5%	100.7%	+ 1.2%
New Listings	0	1	--	5	14	+ 180.0%

* 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

