

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lynnfield

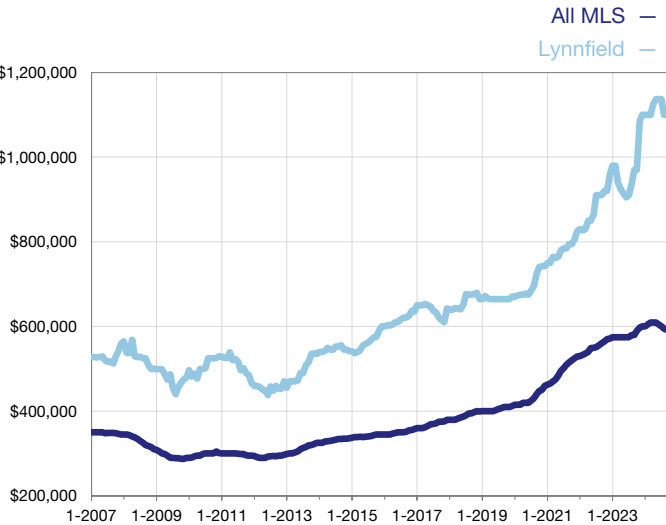
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	9	+ 28.6%	68	83	+ 22.1%
Closed Sales	9	15	+ 66.7%	63	79	+ 25.4%
Median Sales Price*	\$1,325,000	\$1,008,000	- 23.9%	\$1,125,000	\$1,099,000	- 2.3%
Inventory of Homes for Sale	23	20	- 13.0%	--	--	--
Months Supply of Inventory	2.8	2.2	- 21.4%	--	--	--
Cumulative Days on Market Until Sale	37	39	+ 5.4%	33	44	+ 33.3%
Percent of Original List Price Received*	97.9%	96.5%	- 1.4%	102.6%	99.8%	- 2.7%
New Listings	15	16	+ 6.7%	98	99	+ 1.0%

* 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	1	2	+ 100.0%	14	15	+ 7.1%
Closed Sales	3	0	- 100.0%	16	13	- 18.8%
Median Sales Price*	\$545,000	\$0	- 100.0%	\$612,875	\$625,000	+ 2.0%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--
Months Supply of Inventory	2.1	0.5	- 76.2%	--	--	--
Cumulative Days on Market Until Sale	20	0	- 100.0%	20	53	+ 165.0%
Percent of Original List Price Received*	101.5%	0.0%	- 100.0%	104.8%	100.9%	- 3.7%
New Listings	1	2	+ 100.0%	17	12	- 29.4%

* 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

