

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norfolk

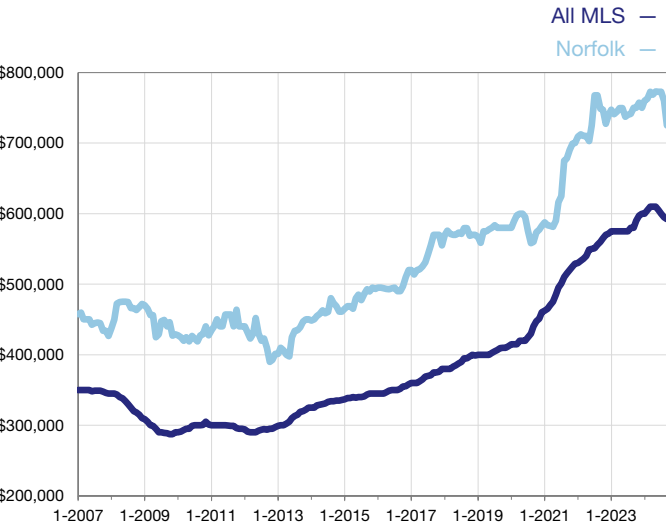
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	6	6	0.0%	72	101	+ 40.3%
Closed Sales	9	14	+ 55.6%	74	90	+ 21.6%
Median Sales Price*	\$774,479	\$918,000	+ 18.5%	\$769,309	\$842,500	+ 9.5%
Inventory of Homes for Sale	22	25	+ 13.6%	--	--	--
Months Supply of Inventory	2.9	2.4	- 17.2%	--	--	--
Cumulative Days on Market Until Sale	48	50	+ 4.2%	33	33	0.0%
Percent of Original List Price Received*	99.2%	97.4%	- 1.8%	101.6%	100.5%	- 1.1%
New Listings	13	13	0.0%	83	128	+ 54.2%

* 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	2	2	0.0%	34	6	- 82.4%
Closed Sales	1	3	+ 200.0%	31	4	- 87.1%
Median Sales Price*	\$640,000	\$730,000	+ 14.1%	\$630,000	\$747,500	+ 18.7%
Inventory of Homes for Sale	3	4	+ 33.3%	--	--	--
Months Supply of Inventory	0.9	2.5	+ 177.8%	--	--	--
Cumulative Days on Market Until Sale	69	16	- 76.8%	58	16	- 72.4%
Percent of Original List Price Received*	98.5%	103.1%	+ 4.7%	100.7%	103.7%	+ 3.0%
New Listings	2	2	0.0%	33	9	- 72.7%

* 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

