

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norwood

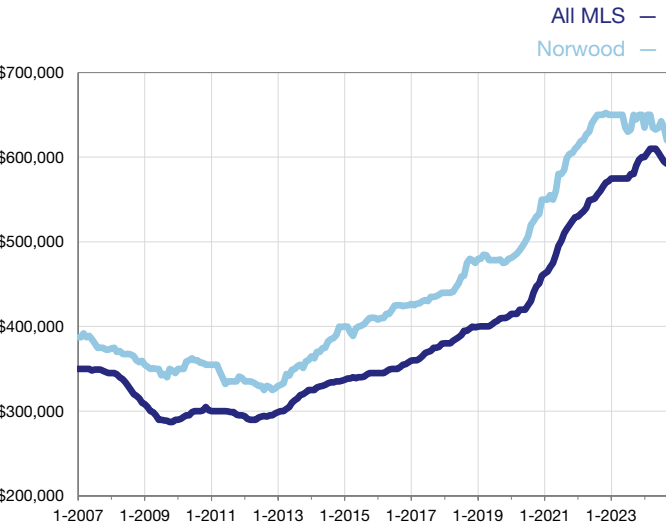
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	13	+ 30.0%	129	98	- 24.0%
Closed Sales	12	11	- 8.3%	127	98	- 22.8%
Median Sales Price*	\$717,500	\$785,000	+ 9.4%	\$650,000	\$710,500	+ 9.3%
Inventory of Homes for Sale	26	16	- 38.5%	--	--	--
Months Supply of Inventory	1.9	1.4	- 26.3%	--	--	--
Cumulative Days on Market Until Sale	35	15	- 57.1%	22	26	+ 18.2%
Percent of Original List Price Received*	103.5%	102.9%	- 0.6%	103.3%	102.1%	- 1.2%
New Listings	22	20	- 9.1%	155	113	- 27.1%

* 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	5	2	- 60.0%	49	41	- 16.3%
Closed Sales	6	3	- 50.0%	52	40	- 23.1%
Median Sales Price*	\$425,000	\$615,000	+ 44.7%	\$425,000	\$502,500	+ 18.2%
Inventory of Homes for Sale	3	4	+ 33.3%	--	--	--
Months Supply of Inventory	0.5	1.0	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	21	18	- 14.3%	30	27	- 10.0%
Percent of Original List Price Received*	101.3%	101.9%	+ 0.6%	100.6%	102.0%	+ 1.4%
New Listings	3	4	+ 33.3%	53	43	- 18.9%

* 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

