

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rutland

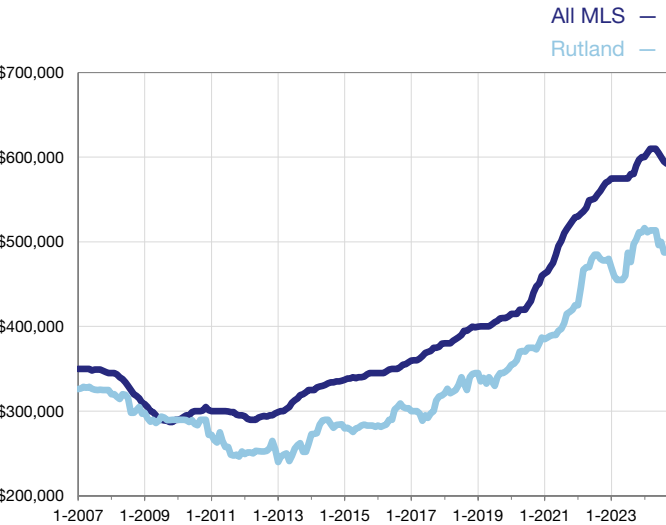
| Single-Family Properties | September | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 4 | 12 | + 200.0% | 51 | 79 | + 54.9% |
| Closed Sales | 7 | 7 | 0.0% | 51 | 66 | + 29.4% |
| Median Sales Price* | \$520,000 | \$490,000 | - 5.8% | \$520,000 | \$567,500 | + 9.1% |
| Inventory of Homes for Sale | 12 | 11 | - 8.3% | -- | -- | -- |
| Months Supply of Inventory | 2.1 | 1.4 | - 33.3% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 21 | 44 | + 109.5% | 28 | 40 | + 42.9% |
| Percent of Original List Price Received* | 102.8% | 101.2% | - 1.6% | 102.1% | 100.7% | - 1.4% |
| New Listings | 5 | 14 | + 180.0% | 58 | 81 | + 39.7% |

* 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% | 12 | 18 | + 50.0% |
| Closed Sales | 1 | 2 | + 100.0% | 14 | 17 | + 21.4% |
| Median Sales Price* | \$207,000 | \$282,500 | + 36.5% | \$198,500 | \$210,000 | + 5.8% |
| Inventory of Homes for Sale | 4 | 0 | - 100.0% | -- | -- | -- |
| Months Supply of Inventory | 2.4 | 0.0 | - 100.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 8 | 78 | + 875.0% | 34 | 48 | + 41.2% |
| Percent of Original List Price Received* | 112.0% | 100.0% | - 10.7% | 101.0% | 100.0% | - 1.0% |
| New Listings | 2 | 1 | - 50.0% | 16 | 17 | + 6.3% |

* 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

