

# Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Shrewsbury

### Single-Family Properties

Key Metrics	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	31	29	- 6.5%	207	242	+ 16.9%
Closed Sales	28	21	- 25.0%	186	224	+ 20.4%
Median Sales Price*	\$641,000	<b>\$670,000</b>	+ 4.5%	\$648,500	<b>\$712,500</b>	+ 9.9%
Inventory of Homes for Sale	36	33	- 8.3%	--	--	--
Months Supply of Inventory	1.7	1.3	- 23.5%	--	--	--
Cumulative Days on Market Until Sale	22	31	+ 40.9%	26	28	+ 7.7%
Percent of Original List Price Received*	103.4%	<b>101.4%</b>	- 1.9%	103.0%	<b>102.3%</b>	- 0.7%
New Listings	41	31	- 24.4%	244	285	+ 16.8%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

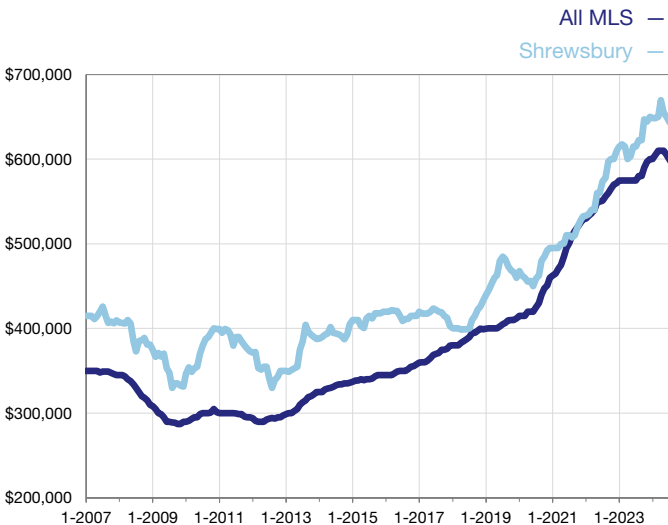
### Condominium Properties

Key Metrics	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	11	9	- 18.2%	77	61	- 20.8%
Closed Sales	14	9	- 35.7%	73	62	- 15.1%
Median Sales Price*	\$524,000	<b>\$475,000</b>	- 9.4%	\$460,000	<b>\$461,000</b>	+ 0.2%
Inventory of Homes for Sale	5	14	+ 180.0%	--	--	--
Months Supply of Inventory	0.6	2.0	+ 233.3%	--	--	--
Cumulative Days on Market Until Sale	15	42	+ 180.0%	20	29	+ 45.0%
Percent of Original List Price Received*	105.4%	<b>99.6%</b>	- 5.5%	103.7%	<b>100.5%</b>	- 3.1%
New Listings	10	12	+ 20.0%	85	75	- 11.8%

\* 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

