

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Weston

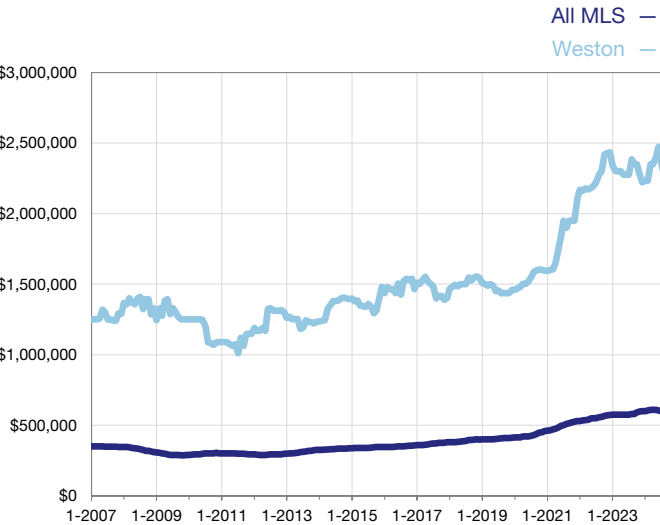
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	6	- 40.0%	105	85	- 19.0%
Closed Sales	8	8	0.0%	104	86	- 17.3%
Median Sales Price*	\$1,978,500	\$2,562,500	+ 29.5%	\$2,227,500	\$2,367,500	+ 6.3%
Inventory of Homes for Sale	38	42	+ 10.5%	--	--	--
Months Supply of Inventory	3.4	4.9	+ 44.1%	--	--	--
Cumulative Days on Market Until Sale	26	75	+ 188.5%	71	59	- 16.9%
Percent of Original List Price Received*	104.7%	92.6%	- 11.6%	98.8%	98.3%	- 0.5%
New Listings	19	18	- 5.3%	143	138	- 3.5%

* 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	1	0.0%	12	7	- 41.7%
Closed Sales	0	1	--	13	8	- 38.5%
Median Sales Price*	\$0	\$745,000	--	\$740,000	\$972,500	+ 31.4%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.4	1.8	+ 350.0%	--	--	--
Cumulative Days on Market Until Sale	0	16	--	59	46	- 22.0%
Percent of Original List Price Received*	0.0%	106.6%	--	97.6%	98.7%	+ 1.1%
New Listings	0	2	--	14	8	- 42.9%

* 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

