

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Westport

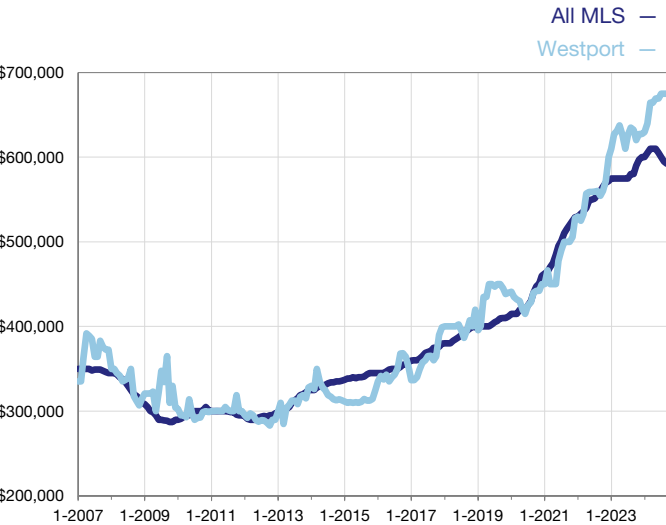
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	17	+ 142.9%	85	101	+ 18.8%
Closed Sales	14	13	- 7.1%	83	88	+ 6.0%
Median Sales Price*	\$677,500	\$770,000	+ 13.7%	\$611,000	\$702,500	+ 15.0%
Inventory of Homes for Sale	47	33	- 29.8%	--	--	--
Months Supply of Inventory	5.2	2.9	- 44.2%	--	--	--
Cumulative Days on Market Until Sale	63	66	+ 4.8%	58	76	+ 31.0%
Percent of Original List Price Received*	94.7%	92.5%	- 2.3%	96.4%	96.6%	+ 0.2%
New Listings	11	14	+ 27.3%	131	124	- 5.3%

* 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	1	- 50.0%	7	4	- 42.9%
Closed Sales	2	0	- 100.0%	5	3	- 40.0%
Median Sales Price*	\$495,000	\$0	- 100.0%	\$540,000	\$603,303	+ 11.7%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	2.0	1.0	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	23	0	- 100.0%	52	35	- 32.7%
Percent of Original List Price Received*	107.7%	0.0%	- 100.0%	106.1%	102.3%	- 3.6%
New Listings	2	2	0.0%	9	7	- 22.2%

* 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

