

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Halifax

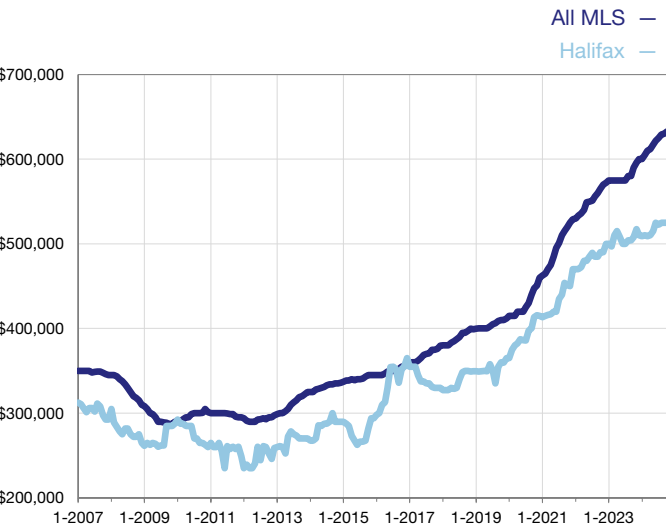
Single-Family Properties	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	8	3	- 62.5%	41	41	0.0%
Closed Sales	4	2	- 50.0%	41	41	0.0%
Median Sales Price*	\$720,000	\$678,500	- 5.8%	\$535,000	\$535,000	0.0%
Inventory of Homes for Sale	11	10	- 9.1%	--	--	--
Months Supply of Inventory	2.3	2.4	+ 4.3%	--	--	--
Cumulative Days on Market Until Sale	44	12	- 72.7%	35	38	+ 8.6%
Percent of Original List Price Received*	103.9%	101.9%	- 1.9%	102.6%	98.6%	- 3.9%
New Listings	12	9	- 25.0%	54	54	0.0%

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

Condominium Properties	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	1	--	16	5	- 68.8%
Closed Sales	0	1	--	17	7	- 58.8%
Median Sales Price*	\$0	\$337,000	--	\$350,000	\$350,000	0.0%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	0.5	3.0	+ 500.0%	--	--	--
Cumulative Days on Market Until Sale	0	20	--	19	19	0.0%
Percent of Original List Price Received*	0.0%	102.1%	--	102.4%	101.1%	- 1.3%
New Listings	0	4	--	15	10	- 33.3%

* 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

