

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hingham

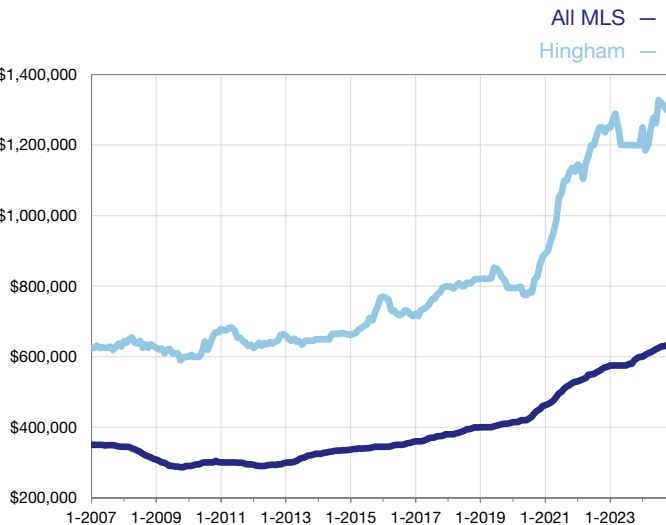
Single-Family Properties	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	15	29	+ 93.3%	156	204	+ 30.8%
Closed Sales	8	18	+ 125.0%	153	183	+ 19.6%
Median Sales Price*	\$1,300,000	\$1,085,250	- 16.5%	\$1,275,000	\$1,330,000	+ 4.3%
Inventory of Homes for Sale	43	48	+ 11.6%	--	--	--
Months Supply of Inventory	2.7	2.5	- 7.4%	--	--	--
Cumulative Days on Market Until Sale	54	37	- 31.5%	41	42	+ 2.4%
Percent of Original List Price Received*	98.2%	98.6%	+ 0.4%	99.5%	97.5%	- 2.0%
New Listings	30	26	- 13.3%	207	271	+ 30.9%

* 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	3	4	+ 33.3%	53	50	- 5.7%
Closed Sales	4	4	0.0%	53	49	- 7.5%
Median Sales Price*	\$614,950	\$475,000	- 22.8%	\$650,000	\$965,000	+ 48.5%
Inventory of Homes for Sale	8	7	- 12.5%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--
Cumulative Days on Market Until Sale	32	29	- 9.4%	37	36	- 2.7%
Percent of Original List Price Received*	101.7%	97.8%	- 3.8%	99.4%	98.3%	- 1.1%
New Listings	5	6	+ 20.0%	61	56	- 8.2%

* 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

