

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lynnfield

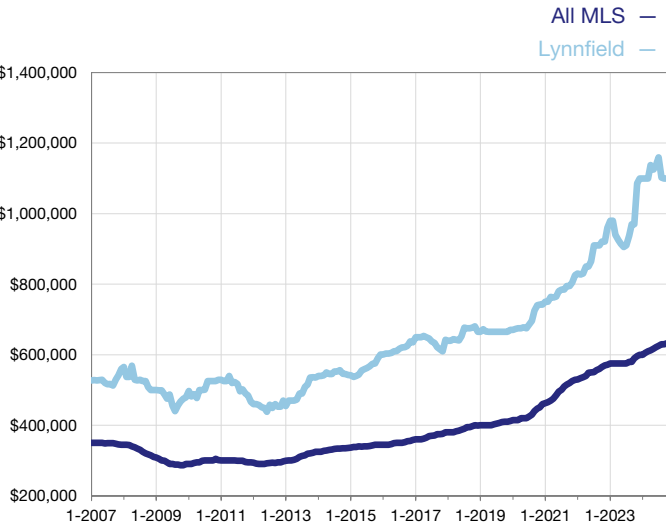
Single-Family Properties	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	15	15	0.0%	83	98	+ 18.1%
Closed Sales	10	8	- 20.0%	73	87	+ 19.2%
Median Sales Price*	\$957,500	\$975,000	+ 1.8%	\$1,100,000	\$1,099,000	- 0.1%
Inventory of Homes for Sale	15	25	+ 66.7%	--	--	--
Months Supply of Inventory	1.8	2.8	+ 55.6%	--	--	--
Cumulative Days on Market Until Sale	22	30	+ 36.4%	31	43	+ 38.7%
Percent of Original List Price Received*	99.1%	99.8%	+ 0.7%	102.1%	99.8%	- 2.3%
New Listings	8	21	+ 162.5%	106	120	+ 13.2%

* 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	4	1	- 75.0%	18	16	- 11.1%
Closed Sales	0	3	--	16	16	0.0%
Median Sales Price*	\$0	\$650,000	--	\$612,875	\$626,500	+ 2.2%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	7	--	20	45	+ 125.0%
Percent of Original List Price Received*	0.0%	106.4%	--	104.8%	101.9%	- 2.8%
New Listings	2	1	- 50.0%	19	13	- 31.6%

* 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

