

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Milford

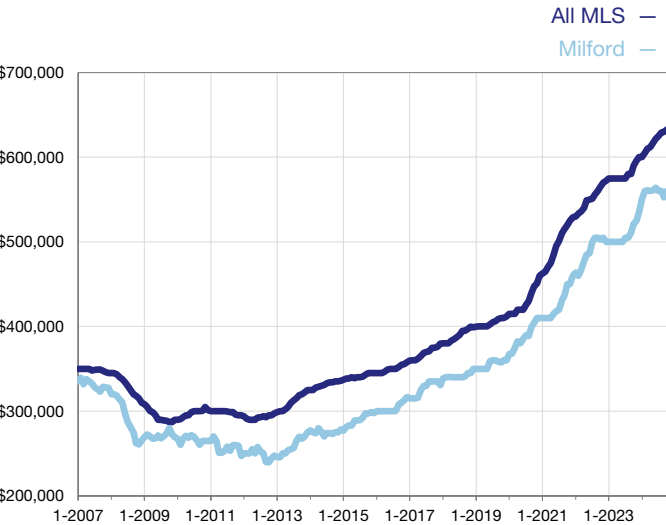
Single-Family Properties	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	19	20	+ 5.3%	153	149	- 2.6%
Closed Sales	15	14	- 6.7%	145	141	- 2.8%
Median Sales Price*	\$550,000	\$608,000	+ 10.5%	\$550,000	\$560,000	+ 1.8%
Inventory of Homes for Sale	14	23	+ 64.3%	--	--	--
Months Supply of Inventory	0.9	1.6	+ 77.8%	--	--	--
Cumulative Days on Market Until Sale	22	27	+ 22.7%	26	24	- 7.7%
Percent of Original List Price Received*	102.9%	96.7%	- 6.0%	103.1%	101.4%	- 1.6%
New Listings	16	21	+ 31.3%	160	174	+ 8.7%

* 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	6	+ 50.0%	66	48	- 27.3%
Closed Sales	7	3	- 57.1%	63	45	- 28.6%
Median Sales Price*	\$415,000	\$307,000	- 26.0%	\$370,000	\$370,000	0.0%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	0.7	1.6	+ 128.6%	--	--	--
Cumulative Days on Market Until Sale	22	10	- 54.5%	21	20	- 4.8%
Percent of Original List Price Received*	99.4%	98.9%	- 0.5%	101.9%	101.1%	- 0.8%
New Listings	4	6	+ 50.0%	72	55	- 23.6%

* 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

