

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Pelham

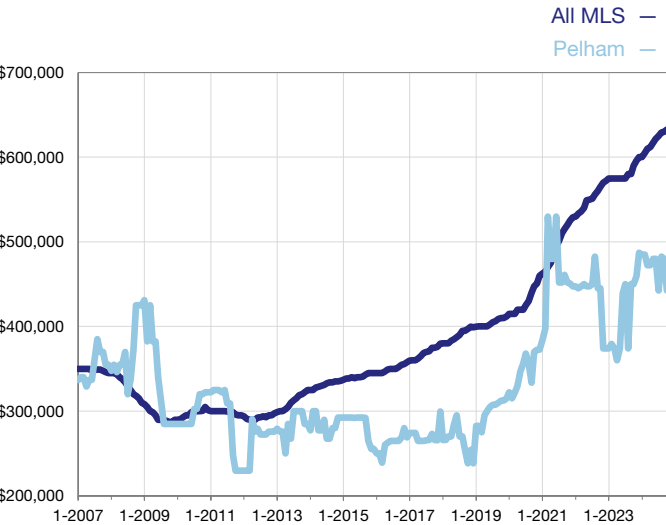
Single-Family Properties				October			Year to Date		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				0	0	--	13	10	- 23.1%
Closed Sales				1	0	- 100.0%	12	12	0.0%
Median Sales Price*				\$485,000	\$0	- 100.0%	\$487,000	\$442,500	- 9.1%
Inventory of Homes for Sale				3	4	+ 33.3%	--	--	--
Months Supply of Inventory				1.1	2.5	+ 127.3%	--	--	--
Cumulative Days on Market Until Sale				94	0	- 100.0%	28	32	+ 14.3%
Percent of Original List Price Received*				93.4%	0.0%	- 100.0%	108.0%	101.8%	- 5.7%
New Listings				2	2	0.0%	16	14	- 12.5%

* 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		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				0	0	--	0	0	--
Closed Sales				0	0	--	0	0	--
Median Sales Price*				\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale				0	0	--	--	--	--
Months Supply of Inventory				0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale				0	0	--	0	0	--
Percent of Original List Price Received*				0.0%	0.0%	--	0.0%	0.0%	--
New Listings				0	0	--	0	0	--

* 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

