

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Sunderland

Single-Family Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	1	3	+ 200.0%	13	14	+ 7.7%
Closed Sales	0	1	--	11	14	+ 27.3%
Median Sales Price*	\$0	\$360,000	--	\$505,000	\$456,250	- 9.7%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	2.7	1.3	- 51.9%	--	--	--
Cumulative Days on Market Until Sale	0	19	--	61	51	- 16.4%
Percent of Original List Price Received*	0.0%	100.0%	--	96.4%	97.2%	+ 0.8%
New Listings	3	3	0.0%	16	15	- 6.3%

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

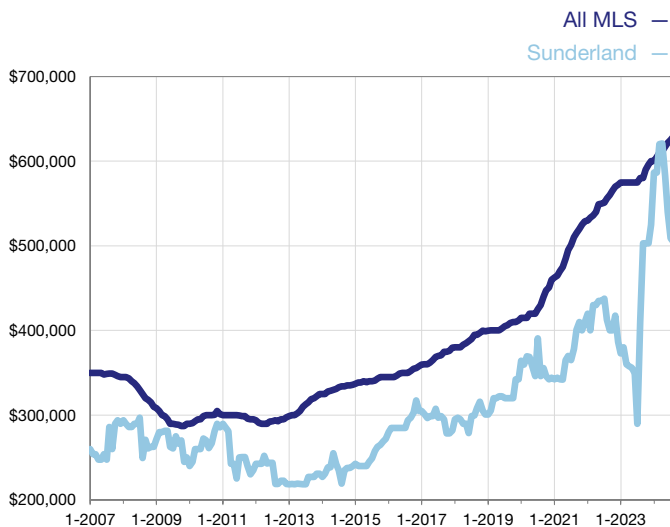
Condominium Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	0	--	2	1	- 50.0%
Closed Sales	0	0	--	1	1	0.0%
Median Sales Price*	\$0	\$0	--	\$360,000	\$570,000	+ 58.3%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	20	18	- 10.0%
Percent of Original List Price Received*	0.0%	0.0%	--	100.0%	108.6%	+ 8.6%
New Listings	0	0	--	2	1	- 50.0%

* 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

