

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Swansea

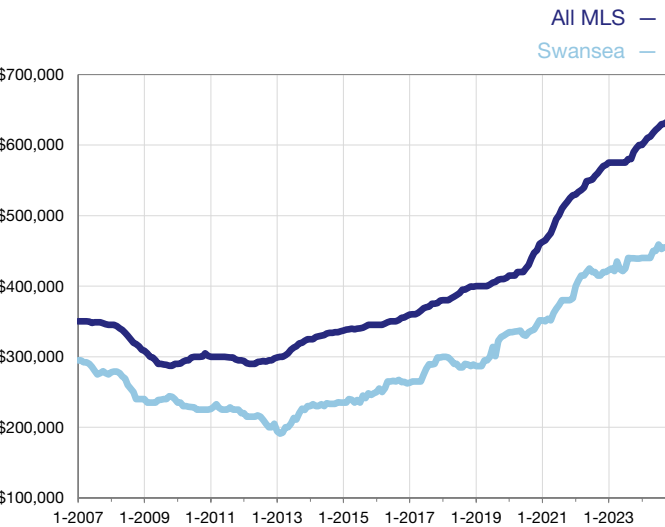
Single-Family Properties	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	17	+ 142.9%	105	131	+ 24.8%
Closed Sales	9	15	+ 66.7%	109	125	+ 14.7%
Median Sales Price*	\$420,000	\$485,000	+ 15.5%	\$440,000	\$466,000	+ 5.9%
Inventory of Homes for Sale	27	20	- 25.9%	--	--	--
Months Supply of Inventory	2.6	1.6	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	12	41	+ 241.7%	42	35	- 16.7%
Percent of Original List Price Received*	98.2%	98.0%	- 0.2%	98.0%	99.2%	+ 1.2%
New Listings	14	20	+ 42.9%	119	159	+ 33.6%

* 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	0	1	--	2	1	- 50.0%
Closed Sales	0	0	--	2	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$359,500	\$0	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	25	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	101.8%	0.0%	- 100.0%
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

