

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Uxbridge

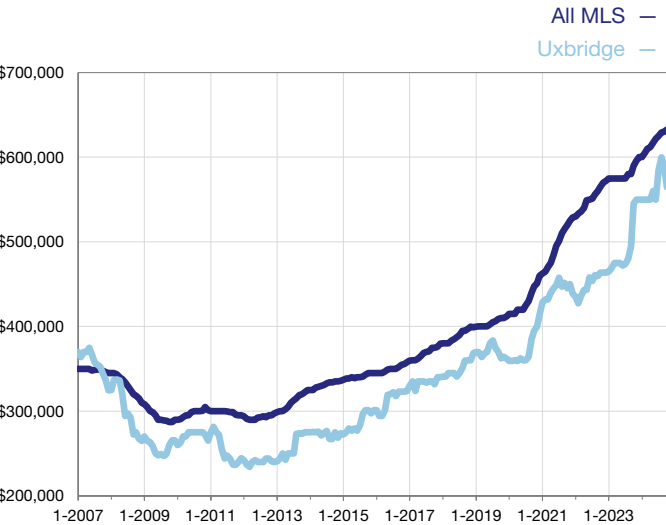
Single-Family Properties	October			Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	8	14	+ 75.0%	77	83	+ 7.8%
Closed Sales	9	15	+ 66.7%	73	69	- 5.5%
Median Sales Price*	\$625,000	\$564,645	- 9.7%	\$550,000	\$570,000	+ 3.6%
Inventory of Homes for Sale	3	26	+ 766.7%	--	--	--
Months Supply of Inventory	0.4	3.5	+ 775.0%	--	--	--
Cumulative Days on Market Until Sale	34	20	- 41.2%	21	26	+ 23.8%
Percent of Original List Price Received*	97.5%	100.7%	+ 3.3%	102.4%	101.0%	- 1.4%
New Listings	4	16	+ 300.0%	81	117	+ 44.4%

* 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	11	7	- 36.4%	79	68	- 13.9%
Closed Sales	7	6	- 14.3%	72	61	- 15.3%
Median Sales Price*	\$500,000	\$457,500	- 8.5%	\$441,000	\$485,000	+ 10.0%
Inventory of Homes for Sale	13	9	- 30.8%	--	--	--
Months Supply of Inventory	1.8	1.4	- 22.2%	--	--	--
Cumulative Days on Market Until Sale	83	40	- 51.8%	50	41	- 18.0%
Percent of Original List Price Received*	102.6%	102.1%	- 0.5%	102.8%	101.2%	- 1.6%
New Listings	6	4	- 33.3%	86	73	- 15.1%

* 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

