

# Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Abington

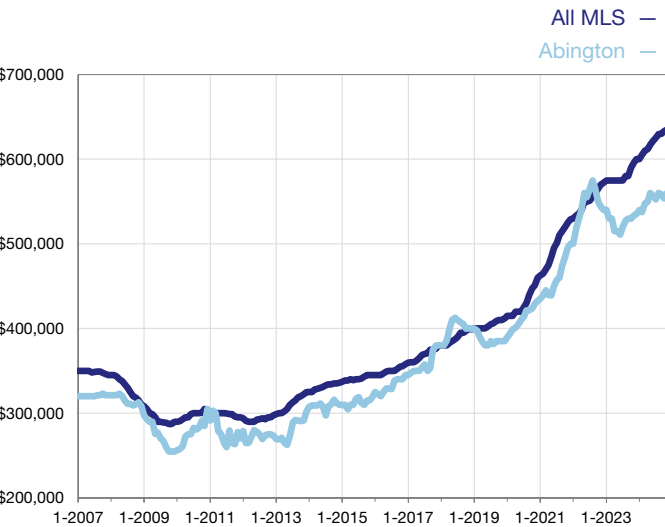
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	8	4	- 50.0%	107	92	- 14.0%
Closed Sales	4	11	+ 175.0%	101	94	- 6.9%
Median Sales Price*	\$385,000	\$615,000	+ 59.7%	\$535,000	\$575,000	+ 7.5%
Inventory of Homes for Sale	13	11	- 15.4%	--	--	--
Months Supply of Inventory	1.4	1.3	- 7.1%	--	--	--
Cumulative Days on Market Until Sale	16	36	+ 125.0%	25	27	+ 8.0%
Percent of Original List Price Received*	103.2%	98.9%	- 4.2%	101.1%	99.6%	- 1.5%
New Listings	10	9	- 10.0%	116	105	- 9.5%

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

Condominium Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	2	- 50.0%	28	45	+ 60.7%
Closed Sales	3	5	+ 66.7%	26	44	+ 69.2%
Median Sales Price*	\$421,000	\$490,000	+ 16.4%	\$426,000	\$445,400	+ 4.6%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	1.7	0.5	- 70.6%	--	--	--
Cumulative Days on Market Until Sale	28	18	- 35.7%	29	20	- 31.0%
Percent of Original List Price Received*	96.6%	99.7%	+ 3.2%	102.0%	101.8%	- 0.2%
New Listings	6	2	- 66.7%	32	48	+ 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

