

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Blackstone

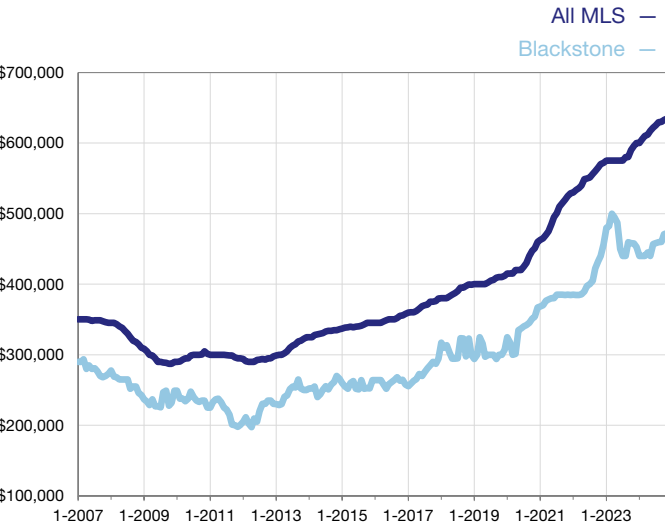
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	2	- 60.0%	50	50	0.0%
Closed Sales	5	6	+ 20.0%	51	54	+ 5.9%
Median Sales Price*	\$440,000	\$535,000	+ 21.6%	\$455,000	\$487,950	+ 7.2%
Inventory of Homes for Sale	19	11	- 42.1%	--	--	--
Months Supply of Inventory	4.4	2.2	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	84	45	- 46.4%	46	43	- 6.5%
Percent of Original List Price Received*	97.9%	96.2%	- 1.7%	100.9%	98.7%	- 2.2%
New Listings	12	4	- 66.7%	68	60	- 11.8%

* 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	0	5	--	17	21	+ 23.5%
Closed Sales	0	4	--	18	17	- 5.6%
Median Sales Price*	\$0	\$345,000	--	\$345,000	\$355,000	+ 2.9%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.4	0.8	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	30	--	43	33	- 23.3%
Percent of Original List Price Received*	0.0%	100.7%	--	100.0%	98.8%	- 1.2%
New Listings	0	0	--	17	22	+ 29.4%

* 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

