

# Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Bourne

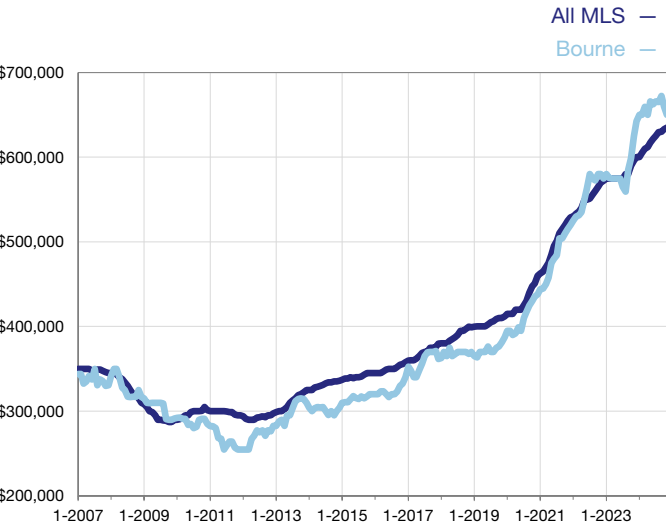
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	11	12	+ 9.1%	164	186	+ 13.4%
Closed Sales	17	22	+ 29.4%	158	182	+ 15.2%
Median Sales Price*	\$725,000	\$709,000	- 2.2%	\$634,950	\$650,000	+ 2.4%
Inventory of Homes for Sale	33	36	+ 9.1%	--	--	--
Months Supply of Inventory	2.3	2.2	- 4.3%	--	--	--
Cumulative Days on Market Until Sale	27	34	+ 25.9%	43	39	- 9.3%
Percent of Original List Price Received*	99.1%	96.3%	- 2.8%	96.4%	97.2%	+ 0.8%
New Listings	15	8	- 46.7%	184	225	+ 22.3%

\* 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	5	3	- 40.0%	41	44	+ 7.3%
Closed Sales	7	3	- 57.1%	39	46	+ 17.9%
Median Sales Price*	\$421,000	\$295,000	- 29.9%	\$395,000	\$412,500	+ 4.4%
Inventory of Homes for Sale	7	21	+ 200.0%	--	--	--
Months Supply of Inventory	2.0	5.4	+ 170.0%	--	--	--
Cumulative Days on Market Until Sale	28	57	+ 103.6%	31	37	+ 19.4%
Percent of Original List Price Received*	100.7%	92.7%	- 7.9%	99.4%	97.1%	- 2.3%
New Listings	5	2	- 60.0%	50	70	+ 40.0%

\* 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

