

# Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Danvers

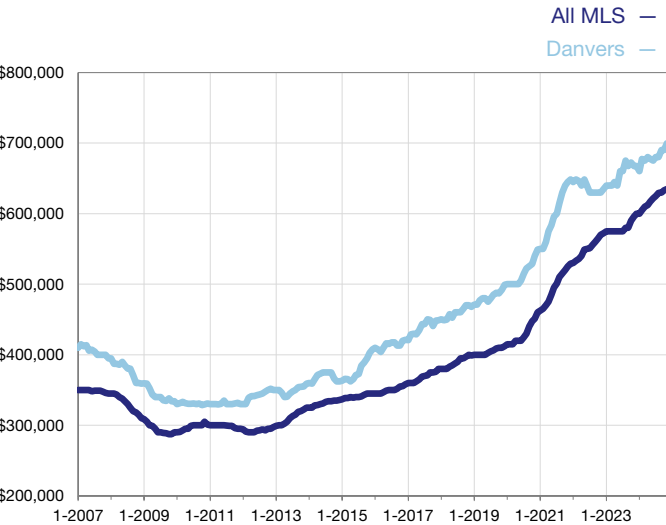
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	11	15	+ 36.4%	149	134	- 10.1%
Closed Sales	20	10	- 50.0%	146	131	- 10.3%
Median Sales Price*	\$645,000	\$672,000	+ 4.2%	\$667,500	\$705,000	+ 5.6%
Inventory of Homes for Sale	11	6	- 45.5%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--
Cumulative Days on Market Until Sale	20	16	- 20.0%	29	25	- 13.8%
Percent of Original List Price Received*	100.9%	98.3%	- 2.6%	102.0%	101.1%	- 0.9%
New Listings	7	6	- 14.3%	154	141	- 8.4%

\* 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	7	+ 40.0%	66	87	+ 31.8%
Closed Sales	9	4	- 55.6%	60	85	+ 41.7%
Median Sales Price*	\$579,000	\$506,250	- 12.6%	\$465,000	\$500,000	+ 7.5%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	2.1	0.8	- 61.9%	--	--	--
Cumulative Days on Market Until Sale	33	29	- 12.1%	26	27	+ 3.8%
Percent of Original List Price Received*	99.3%	98.1%	- 1.2%	102.1%	100.6%	- 1.5%
New Listings	12	4	- 66.7%	78	94	+ 20.5%

\* 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

