

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Deerfield

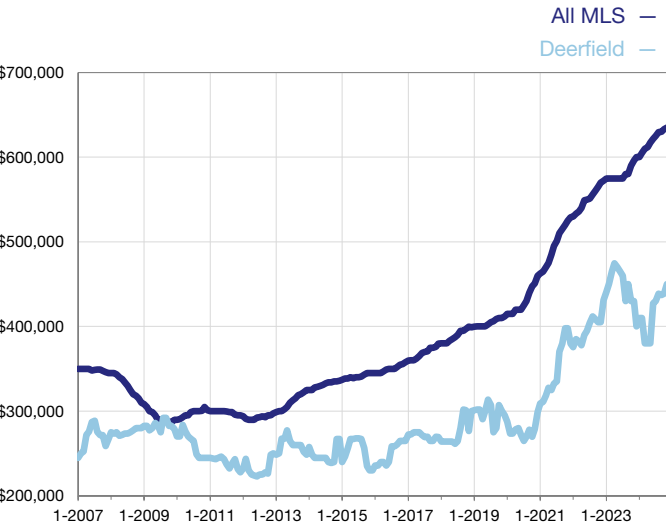
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	8	+ 60.0%	23	34	+ 47.8%
Closed Sales	5	4	- 20.0%	19	25	+ 31.6%
Median Sales Price*	\$335,000	\$440,000	+ 31.3%	\$410,000	\$465,000	+ 13.4%
Inventory of Homes for Sale	4	10	+ 150.0%	--	--	--
Months Supply of Inventory	1.8	2.6	+ 44.4%	--	--	--
Cumulative Days on Market Until Sale	49	44	- 10.2%	56	48	- 14.3%
Percent of Original List Price Received*	103.8%	94.0%	- 9.4%	94.0%	98.3%	+ 4.6%
New Listings	1	9	+ 800.0%	25	46	+ 84.0%

* 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	1	0	- 100.0%	5	3	- 40.0%
Closed Sales	2	0	- 100.0%	6	3	- 50.0%
Median Sales Price*	\$420,250	\$0	- 100.0%	\$327,500	\$331,000	+ 1.1%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	24	0	- 100.0%	22	14	- 36.4%
Percent of Original List Price Received*	103.2%	0.0%	- 100.0%	103.4%	103.2%	- 0.2%
New Listings	0	0	--	5	5	0.0%

* 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

