

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dracut

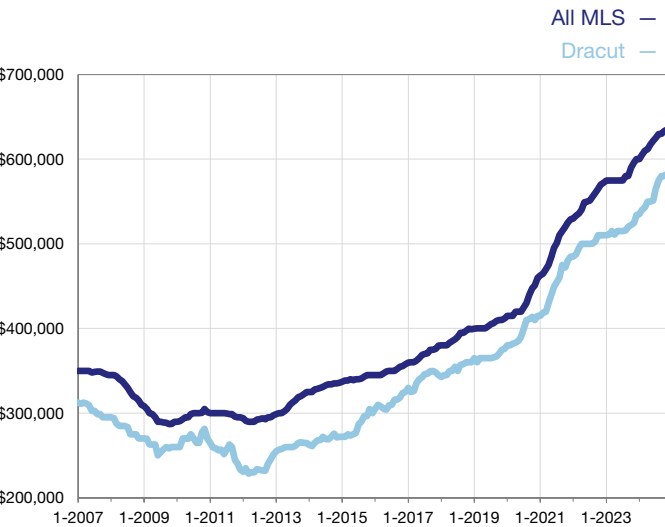
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	13	16	+ 23.1%	166	194	+ 16.9%
Closed Sales	15	22	+ 46.7%	162	179	+ 10.5%
Median Sales Price*	\$565,000	\$546,914	- 3.2%	\$531,500	\$580,000	+ 9.1%
Inventory of Homes for Sale	15	18	+ 20.0%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	24	24	0.0%	21	21	0.0%
Percent of Original List Price Received*	99.7%	100.7%	+ 1.0%	102.8%	101.8%	- 1.0%
New Listings	10	11	+ 10.0%	188	213	+ 13.3%

* 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	8	9	+ 12.5%	85	95	+ 11.8%
Closed Sales	9	8	- 11.1%	86	91	+ 5.8%
Median Sales Price*	\$310,000	\$345,000	+ 11.3%	\$311,000	\$345,000	+ 10.9%
Inventory of Homes for Sale	8	18	+ 125.0%	--	--	--
Months Supply of Inventory	1.1	2.1	+ 90.9%	--	--	--
Cumulative Days on Market Until Sale	16	14	- 12.5%	16	18	+ 12.5%
Percent of Original List Price Received*	98.8%	100.4%	+ 1.6%	103.9%	102.9%	- 1.0%
New Listings	10	12	+ 20.0%	92	121	+ 31.5%

* 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

