

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hyde Park

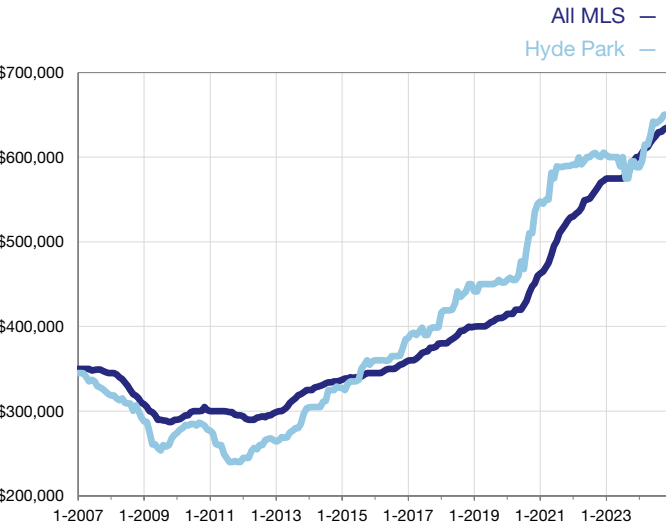
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	4	- 20.0%	65	57	- 12.3%
Closed Sales	2	3	+ 50.0%	65	56	- 13.8%
Median Sales Price*	\$610,000	\$605,000	- 0.8%	\$595,000	\$662,500	+ 11.3%
Inventory of Homes for Sale	6	7	+ 16.7%	--	--	--
Months Supply of Inventory	1.0	1.4	+ 40.0%	--	--	--
Cumulative Days on Market Until Sale	44	17	- 61.4%	34	25	- 26.5%
Percent of Original List Price Received*	107.0%	105.0%	- 1.9%	101.2%	103.6%	+ 2.4%
New Listings	4	5	+ 25.0%	68	65	- 4.4%

* 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	1	0	- 100.0%	15	18	+ 20.0%
Closed Sales	3	3	0.0%	14	18	+ 28.6%
Median Sales Price*	\$263,000	\$455,000	+ 73.0%	\$302,000	\$431,500	+ 42.9%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	2.8	2.3	- 17.9%	--	--	--
Cumulative Days on Market Until Sale	64	21	- 67.2%	41	22	- 46.3%
Percent of Original List Price Received*	95.4%	103.1%	+ 8.1%	99.3%	101.5%	+ 2.2%
New Listings	0	0	--	22	26	+ 18.2%

* 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

