

# Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Northbridge

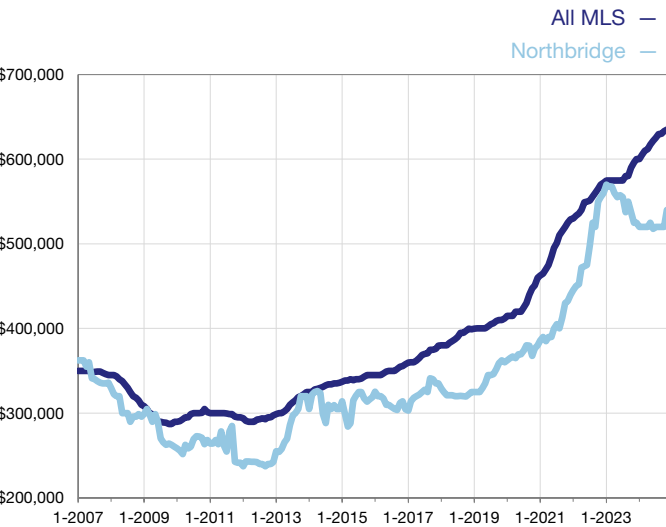
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	12	+ 140.0%	89	109	+ 22.5%
Closed Sales	5	16	+ 220.0%	87	108	+ 24.1%
Median Sales Price*	\$505,000	\$514,500	+ 1.9%	\$535,000	\$557,500	+ 4.2%
Inventory of Homes for Sale	18	7	- 61.1%	--	--	--
Months Supply of Inventory	2.3	0.7	- 69.6%	--	--	--
Cumulative Days on Market Until Sale	24	25	+ 4.2%	28	29	+ 3.6%
Percent of Original List Price Received*	100.0%	100.6%	+ 0.6%	102.1%	101.3%	- 0.8%
New Listings	6	8	+ 33.3%	108	121	+ 12.0%

\* 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	4	3	- 25.0%	55	60	+ 9.1%
Closed Sales	4	6	+ 50.0%	55	63	+ 14.5%
Median Sales Price*	\$527,450	\$324,950	- 38.4%	\$370,000	\$445,000	+ 20.3%
Inventory of Homes for Sale	8	10	+ 25.0%	--	--	--
Months Supply of Inventory	1.6	1.9	+ 18.8%	--	--	--
Cumulative Days on Market Until Sale	97	26	- 73.2%	37	34	- 8.1%
Percent of Original List Price Received*	100.5%	99.4%	- 1.1%	101.7%	100.2%	- 1.5%
New Listings	5	5	0.0%	61	70	+ 14.8%

\* 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

