

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norwood

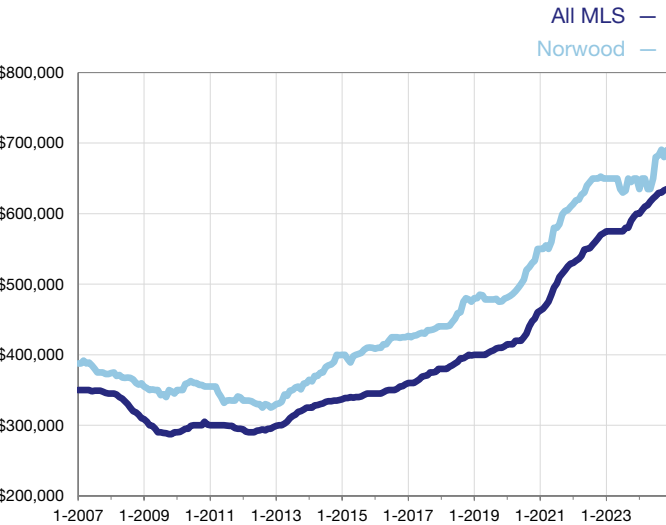
| Single-Family Properties | November | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 13 | 15 | + 15.4% | 159 | 129 | - 18.9% |
| Closed Sales | 16 | 14 | - 12.5% | 153 | 127 | - 17.0% |
| Median Sales Price* | \$597,500 | \$760,000 | + 27.2% | \$655,000 | \$706,000 | + 7.8% |
| Inventory of Homes for Sale | 23 | 16 | - 30.4% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 1.4 | - 17.6% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 23 | 26 | + 13.0% | 22 | 25 | + 13.6% |
| Percent of Original List Price Received* | 100.7% | 100.7% | 0.0% | 103.1% | 102.1% | - 1.0% |
| New Listings | 18 | 12 | - 33.3% | 184 | 147 | - 20.1% |

* 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 | 5 | + 400.0% | 51 | 50 | - 2.0% |
| Closed Sales | 3 | 4 | + 33.3% | 56 | 47 | - 16.1% |
| Median Sales Price* | \$315,000 | \$617,000 | + 95.9% | \$416,000 | \$525,000 | + 26.2% |
| Inventory of Homes for Sale | 5 | 5 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | 1.0 | 1.1 | + 10.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 21 | 32 | + 52.4% | 29 | 29 | 0.0% |
| Percent of Original List Price Received* | 100.0% | 99.4% | - 0.6% | 100.7% | 102.0% | + 1.3% |
| New Listings | 3 | 4 | + 33.3% | 57 | 54 | - 5.3% |

* 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

