

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Reading

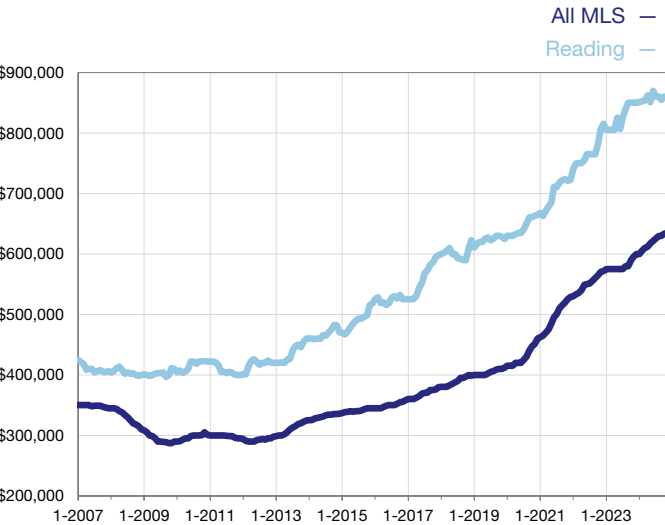
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	11	15	+ 36.4%	132	190	+ 43.9%
Closed Sales	5	19	+ 280.0%	133	173	+ 30.1%
Median Sales Price*	\$890,000	\$830,000	- 6.7%	\$850,000	\$855,000	+ 0.6%
Inventory of Homes for Sale	20	14	- 30.0%	--	--	--
Months Supply of Inventory	1.7	0.9	- 47.1%	--	--	--
Cumulative Days on Market Until Sale	14	31	+ 121.4%	35	27	- 22.9%
Percent of Original List Price Received*	102.3%	99.8%	- 2.4%	102.3%	102.3%	0.0%
New Listings	13	11	- 15.4%	142	202	+ 42.3%

* 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	6	- 25.0%	72	72	0.0%
Closed Sales	10	7	- 30.0%	77	68	- 11.7%
Median Sales Price*	\$575,500	\$559,900	- 2.7%	\$635,000	\$583,500	- 8.1%
Inventory of Homes for Sale	13	14	+ 7.7%	--	--	--
Months Supply of Inventory	2.0	2.2	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	19	41	+ 115.8%	36	36	0.0%
Percent of Original List Price Received*	100.9%	100.4%	- 0.5%	101.6%	101.4%	- 0.2%
New Listings	10	6	- 40.0%	94	98	+ 4.3%

* 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

