

# Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Rochester

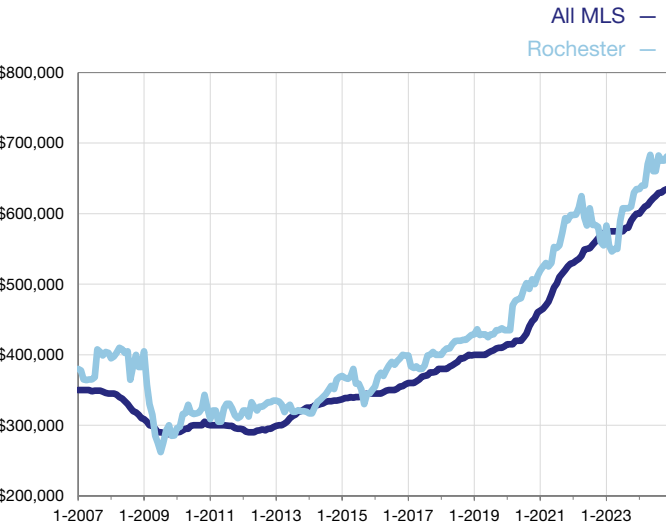
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	6	+ 100.0%	48	46	- 4.2%
Closed Sales	2	6	+ 200.0%	45	46	+ 2.2%
Median Sales Price*	\$660,000	\$704,500	+ 6.7%	\$624,900	\$681,250	+ 9.0%
Inventory of Homes for Sale	8	4	- 50.0%	--	--	--
Months Supply of Inventory	2.0	1.0	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	17	45	+ 164.7%	55	48	- 12.7%
Percent of Original List Price Received*	101.5%	94.4%	- 7.0%	98.5%	96.9%	- 1.6%
New Listings	5	2	- 60.0%	52	49	- 5.8%

\* 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	0	0	--	6	12	+ 100.0%
Closed Sales	2	0	- 100.0%	7	6	- 14.3%
Median Sales Price*	\$689,775	\$0	- 100.0%	\$711,500	\$699,788	- 1.6%
Inventory of Homes for Sale	7	12	+ 71.4%	--	--	--
Months Supply of Inventory	5.8	6.0	+ 3.4%	--	--	--
Cumulative Days on Market Until Sale	251	0	- 100.0%	117	77	- 34.2%
Percent of Original List Price Received*	100.3%	0.0%	- 100.0%	105.9%	102.3%	- 3.4%
New Listings	1	2	+ 100.0%	7	22	+ 214.3%

\* 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

