

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Scituate

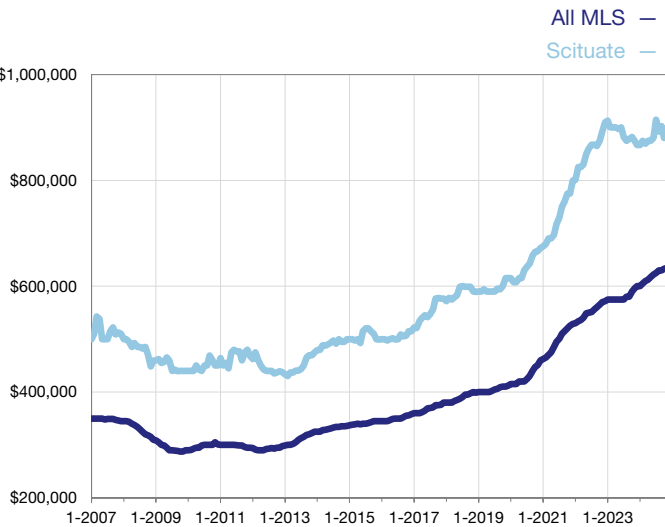
| Single-Family Properties | November | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 15 | 19 | + 26.7% | 173 | 173 | 0.0% |
| Closed Sales | 13 | 16 | + 23.1% | 164 | 166 | + 1.2% |
| Median Sales Price* | \$800,000 | \$890,000 | + 11.3% | \$867,000 | \$893,500 | + 3.1% |
| Inventory of Homes for Sale | 26 | 29 | + 11.5% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 1.9 | + 11.8% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 44 | 26 | - 40.9% | 33 | 41 | + 24.2% |
| Percent of Original List Price Received* | 96.6% | 99.5% | + 3.0% | 99.5% | 99.4% | - 0.1% |
| New Listings | 10 | 14 | + 40.0% | 216 | 234 | + 8.3% |

* 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 | 6 | 3 | - 50.0% | 48 | 39 | - 18.8% |
| Closed Sales | 3 | 1 | - 66.7% | 54 | 40 | - 25.9% |
| Median Sales Price* | \$829,000 | \$970,000 | + 17.0% | \$799,000 | \$808,750 | + 1.2% |
| Inventory of Homes for Sale | 7 | 8 | + 14.3% | -- | -- | -- |
| Months Supply of Inventory | 1.6 | 2.3 | + 43.8% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 38 | 36 | - 5.3% | 51 | 43 | - 15.7% |
| Percent of Original List Price Received* | 96.1% | 92.4% | - 3.9% | 99.5% | 96.7% | - 2.8% |
| New Listings | 4 | 2 | - 50.0% | 51 | 48 | - 5.9% |

* 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

