

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Shrewsbury

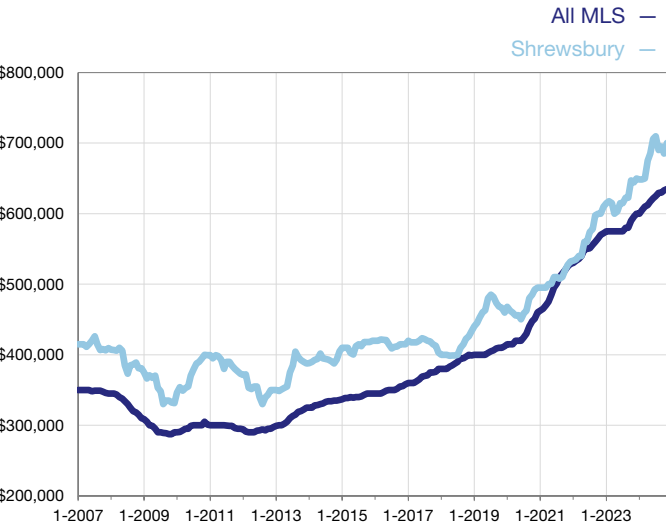
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	15	21	+ 40.0%	257	284	+ 10.5%
Closed Sales	29	25	- 13.8%	245	273	+ 11.4%
Median Sales Price*	\$541,000	\$695,000	+ 28.5%	\$650,000	\$700,000	+ 7.7%
Inventory of Homes for Sale	30	32	+ 6.7%	--	--	--
Months Supply of Inventory	1.4	1.3	- 7.1%	--	--	--
Cumulative Days on Market Until Sale	19	25	+ 31.6%	25	28	+ 12.0%
Percent of Original List Price Received*	101.8%	101.1%	- 0.7%	102.7%	102.0%	- 0.7%
New Listings	20	15	- 25.0%	297	336	+ 13.1%

* 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	6	12	+ 100.0%	90	79	- 12.2%
Closed Sales	8	13	+ 62.5%	91	78	- 14.3%
Median Sales Price*	\$502,500	\$475,000	- 5.5%	\$460,000	\$475,000	+ 3.3%
Inventory of Homes for Sale	10	9	- 10.0%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--
Cumulative Days on Market Until Sale	16	36	+ 125.0%	19	30	+ 57.9%
Percent of Original List Price Received*	103.7%	98.8%	- 4.7%	103.9%	100.2%	- 3.6%
New Listings	10	4	- 60.0%	103	87	- 15.5%

* 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

