

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Tyngsborough

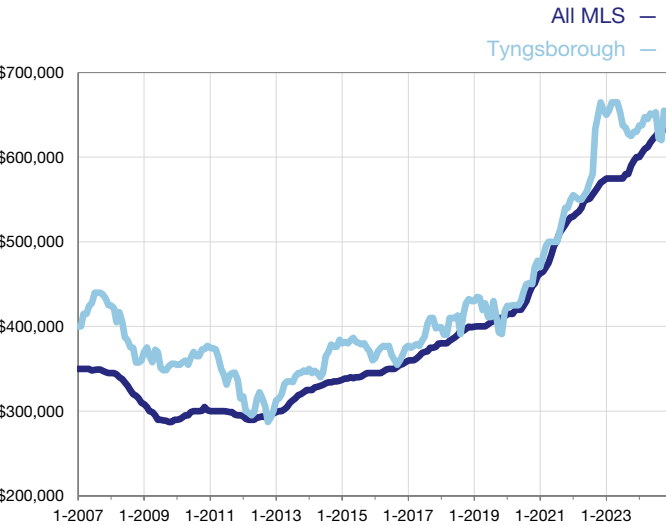
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	6	8	+ 33.3%	57	75	+ 31.6%
Closed Sales	2	8	+ 300.0%	56	77	+ 37.5%
Median Sales Price*	\$922,500	\$687,500	- 25.5%	\$630,000	\$655,000	+ 4.0%
Inventory of Homes for Sale	7	6	- 14.3%	--	--	--
Months Supply of Inventory	1.4	0.9	- 35.7%	--	--	--
Cumulative Days on Market Until Sale	13	24	+ 84.6%	35	33	- 5.7%
Percent of Original List Price Received*	104.4%	100.2%	- 4.0%	99.2%	101.2%	+ 2.0%
New Listings	6	3	- 50.0%	66	84	+ 27.3%

* 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	4	2	- 50.0%	50	39	- 22.0%
Closed Sales	6	7	+ 16.7%	45	43	- 4.4%
Median Sales Price*	\$846,031	\$415,000	- 50.9%	\$450,000	\$435,000	- 3.3%
Inventory of Homes for Sale	6	7	+ 16.7%	--	--	--
Months Supply of Inventory	1.3	1.9	+ 46.2%	--	--	--
Cumulative Days on Market Until Sale	33	33	0.0%	25	41	+ 64.0%
Percent of Original List Price Received*	106.1%	104.0%	- 2.0%	103.9%	103.5%	- 0.4%
New Listings	4	4	0.0%	52	43	- 17.3%

* 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

