

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Wayland

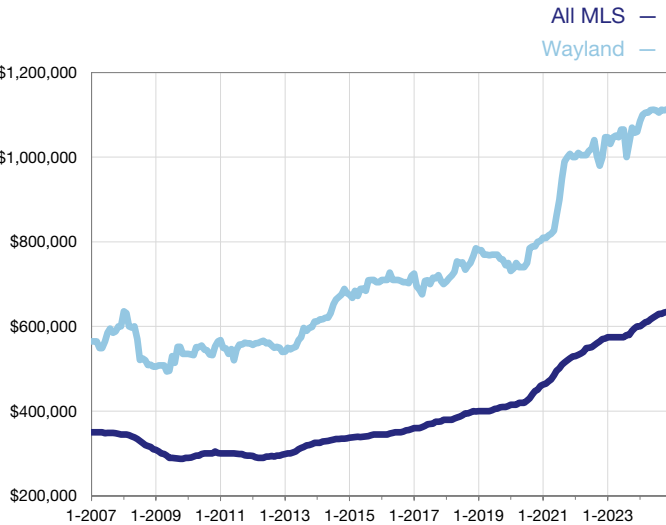
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	18	+ 260.0%	103	131	+ 27.2%
Closed Sales	9	6	- 33.3%	100	119	+ 19.0%
Median Sales Price*	\$1,055,000	\$1,284,250	+ 21.7%	\$1,065,000	\$1,120,000	+ 5.2%
Inventory of Homes for Sale	20	10	- 50.0%	--	--	--
Months Supply of Inventory	2.2	0.8	- 63.6%	--	--	--
Cumulative Days on Market Until Sale	18	48	+ 166.7%	26	32	+ 23.1%
Percent of Original List Price Received*	103.6%	101.5%	- 2.0%	103.7%	98.7%	- 4.8%
New Listings	10	4	- 60.0%	129	154	+ 19.4%

* 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	3	4	+ 33.3%	21	29	+ 38.1%
Closed Sales	4	7	+ 75.0%	21	29	+ 38.1%
Median Sales Price*	\$1,025,000	\$780,000	- 23.9%	\$994,900	\$850,000	- 14.6%
Inventory of Homes for Sale	7	2	- 71.4%	--	--	--
Months Supply of Inventory	2.9	0.6	- 79.3%	--	--	--
Cumulative Days on Market Until Sale	8	30	+ 275.0%	38	44	+ 15.8%
Percent of Original List Price Received*	104.7%	99.0%	- 5.4%	97.3%	98.8%	+ 1.5%
New Listings	3	1	- 66.7%	27	29	+ 7.4%

* 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

