

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

West Boylston

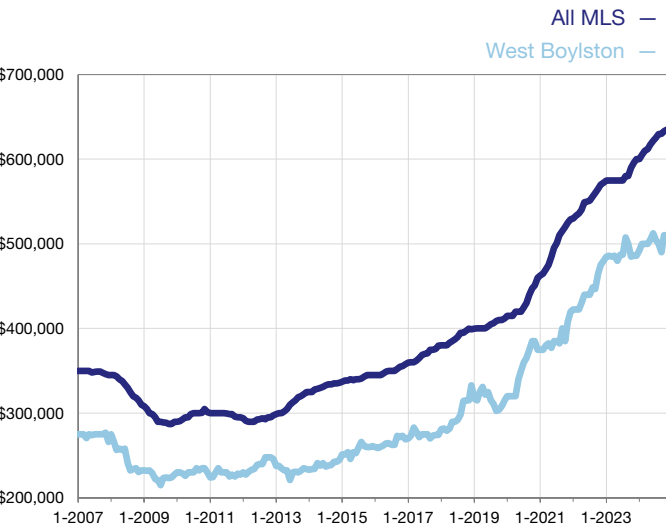
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	9	+ 350.0%	42	53	+ 26.2%
Closed Sales	3	3	0.0%	39	44	+ 12.8%
Median Sales Price*	\$500,000	\$490,000	- 2.0%	\$485,000	\$515,000	+ 6.2%
Inventory of Homes for Sale	7	7	0.0%	--	--	--
Months Supply of Inventory	2.0	1.4	- 30.0%	--	--	--
Cumulative Days on Market Until Sale	14	41	+ 192.9%	32	28	- 12.5%
Percent of Original List Price Received*	100.9%	93.7%	- 7.1%	100.7%	101.6%	+ 0.9%
New Listings	2	6	+ 200.0%	46	60	+ 30.4%

* 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	0	3	--	17	22	+ 29.4%
Closed Sales	3	5	+ 66.7%	21	19	- 9.5%
Median Sales Price*	\$560,000	\$499,900	- 10.7%	\$435,000	\$510,000	+ 17.2%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.5	1.3	+ 160.0%	--	--	--
Cumulative Days on Market Until Sale	20	44	+ 120.0%	24	23	- 4.2%
Percent of Original List Price Received*	104.9%	97.8%	- 6.8%	102.6%	100.5%	- 2.0%
New Listings	1	1	0.0%	16	25	+ 56.3%

* 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

