

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Winthrop

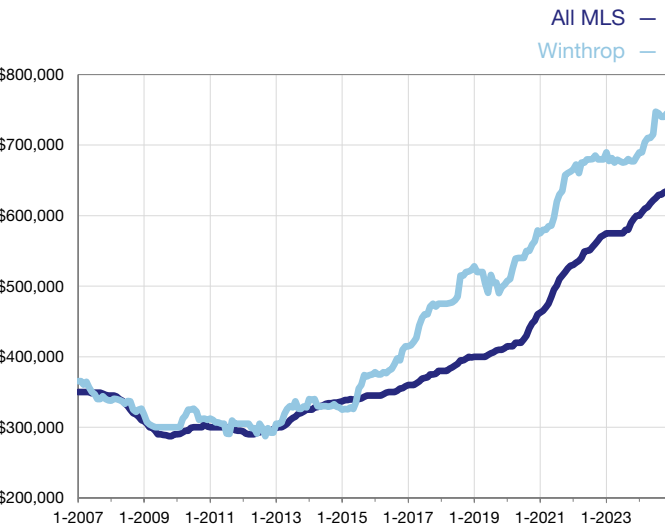
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	6	3	- 50.0%	49	60	+ 22.4%
Closed Sales	2	4	+ 100.0%	43	58	+ 34.9%
Median Sales Price*	\$628,000	\$606,250	- 3.5%	\$683,500	\$742,500	+ 8.6%
Inventory of Homes for Sale	4	8	+ 100.0%	--	--	--
Months Supply of Inventory	0.8	1.6	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	24	44	+ 83.3%	44	28	- 36.4%
Percent of Original List Price Received*	111.3%	97.3%	- 12.6%	99.2%	98.5%	- 0.7%
New Listings	4	5	+ 25.0%	54	80	+ 48.1%

* 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	4	- 33.3%	80	60	- 25.0%
Closed Sales	8	7	- 12.5%	77	57	- 26.0%
Median Sales Price*	\$437,950	\$475,000	+ 8.5%	\$516,000	\$475,000	- 7.9%
Inventory of Homes for Sale	12	15	+ 25.0%	--	--	--
Months Supply of Inventory	1.7	2.9	+ 70.6%	--	--	--
Cumulative Days on Market Until Sale	21	52	+ 147.6%	40	46	+ 15.0%
Percent of Original List Price Received*	102.1%	96.5%	- 5.5%	99.6%	98.3%	- 1.3%
New Listings	6	10	+ 66.7%	95	89	- 6.3%

* 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

