

Local Market Update – November 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Wrentham

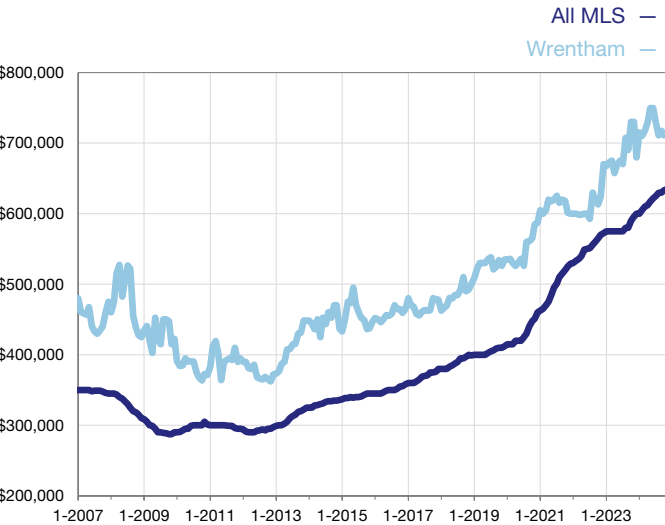
Single-Family Properties	November			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	6	10	+ 66.7%	84	101	+ 20.2%
Closed Sales	9	7	- 22.2%	82	85	+ 3.7%
Median Sales Price*	\$651,000	\$660,000	+ 1.4%	\$715,000	\$720,000	+ 0.7%
Inventory of Homes for Sale	19	19	0.0%	--	--	--
Months Supply of Inventory	2.6	2.2	- 15.4%	--	--	--
Cumulative Days on Market Until Sale	25	17	- 32.0%	43	32	- 25.6%
Percent of Original List Price Received*	99.7%	99.6%	- 0.1%	100.6%	100.2%	- 0.4%
New Listings	4	10	+ 150.0%	105	131	+ 24.8%

* 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	0	- 100.0%	18	11	- 38.9%
Closed Sales	0	0	--	17	16	- 5.9%
Median Sales Price*	\$0	\$0	--	\$417,500	\$372,450	- 10.8%
Inventory of Homes for Sale	7	11	+ 57.1%	--	--	--
Months Supply of Inventory	3.3	7.6	+ 130.3%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	45	42	- 6.7%
Percent of Original List Price Received*	0.0%	0.0%	--	108.2%	103.0%	- 4.8%
New Listings	0	10	--	23	38	+ 65.2%

* 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

