

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Ashland

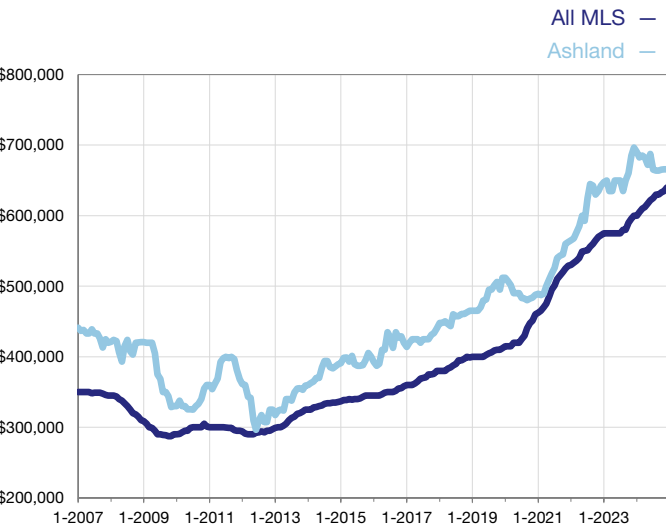
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	4	0.0%	104	111	+ 6.7%
Closed Sales	6	8	+ 33.3%	104	111	+ 6.7%
Median Sales Price*	\$688,000	\$641,000	- 6.8%	\$696,500	\$665,875	- 4.4%
Inventory of Homes for Sale	6	1	- 83.3%	--	--	--
Months Supply of Inventory	0.7	0.1	- 85.7%	--	--	--
Cumulative Days on Market Until Sale	8	31	+ 287.5%	17	22	+ 29.4%
Percent of Original List Price Received*	103.5%	97.7%	- 5.6%	105.7%	102.6%	- 2.9%
New Listings	1	1	0.0%	113	116	+ 2.7%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	8	5	- 37.5%	76	97	+ 27.6%
Closed Sales	7	7	0.0%	76	97	+ 27.6%
Median Sales Price*	\$610,000	\$600,000	- 1.6%	\$527,500	\$555,000	+ 5.2%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	0.5	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	19	30	+ 57.9%	21	16	- 23.8%
Percent of Original List Price Received*	100.2%	98.3%	- 1.9%	101.8%	103.0%	+ 1.2%
New Listings	4	2	- 50.0%	78	97	+ 24.4%

* 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

