

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Avon

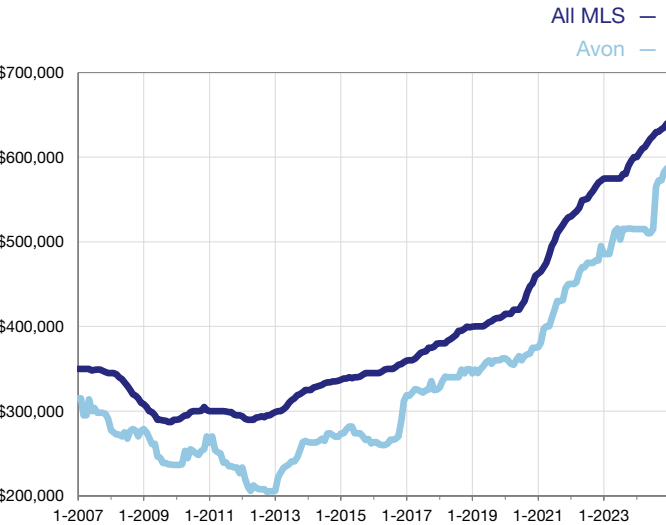
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	1	0.0%	35	31	- 11.4%
Closed Sales	4	1	- 75.0%	41	29	- 29.3%
Median Sales Price*	\$475,000	\$685,000	+ 44.2%	\$515,000	\$587,000	+ 14.0%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	30	20	- 33.3%	25	24	- 4.0%
Percent of Original List Price Received*	96.5%	103.9%	+ 7.7%	101.8%	103.3%	+ 1.5%
New Listings	1	0	- 100.0%	38	31	- 18.4%

* 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	0	0	--	1	1	0.0%
Closed Sales	1	0	- 100.0%	1	1	0.0%
Median Sales Price*	\$610,000	\$0	- 100.0%	\$610,000	\$660,000	+ 8.2%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	123	0	- 100.0%	123	10	- 91.9%
Percent of Original List Price Received*	95.3%	0.0%	- 100.0%	95.3%	103.1%	+ 8.2%
New Listings	0	0	--	1	2	+ 100.0%

* 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

