

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Clarksburg

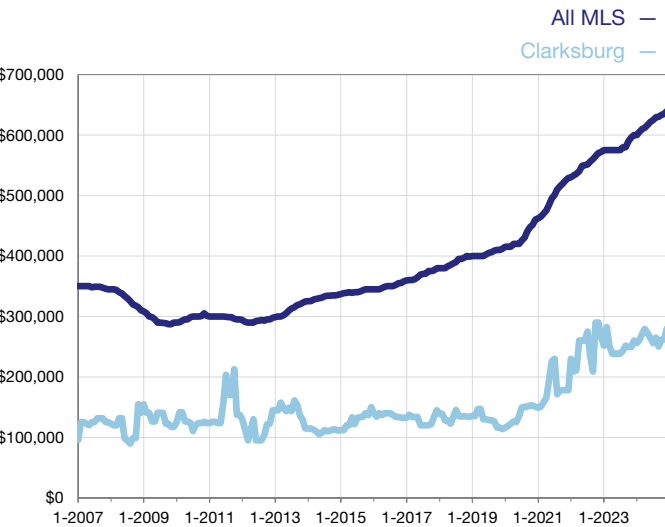
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	0	- 100.0%	12	23	+ 91.7%
Closed Sales	0	1	--	15	23	+ 53.3%
Median Sales Price*	\$0	\$670,000	--	\$260,000	\$280,000	+ 7.7%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	3.0	1.7	- 43.3%	--	--	--
Cumulative Days on Market Until Sale	0	72	--	117	62	- 47.0%
Percent of Original List Price Received*	0.0%	98.5%	--	92.9%	94.7%	+ 1.9%
New Listings	3	0	- 100.0%	14	28	+ 100.0%

* 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	5	+ 400.0%
Closed Sales	0	0	--	1	5	+ 400.0%
Median Sales Price*	\$0	\$0	--	\$127,000	\$116,000	- 8.7%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	57	57	0.0%
Percent of Original List Price Received*	0.0%	0.0%	--	98.4%	93.9%	- 4.6%
New Listings	0	0	--	2	5	+ 150.0%

* 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

