

# Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Dracut

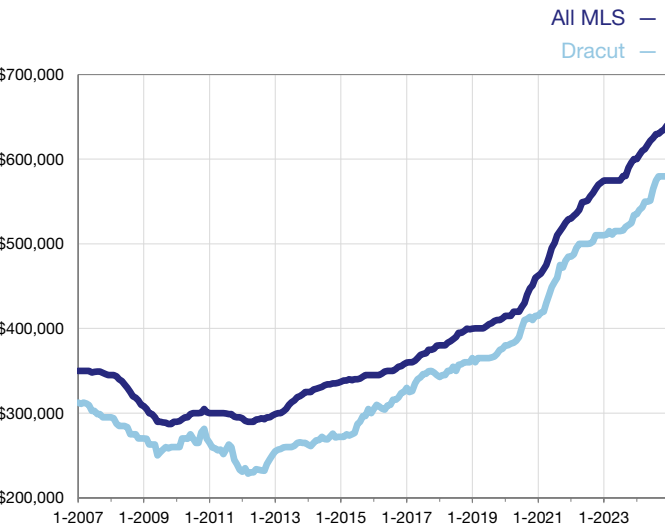
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	15	+ 114.3%	173	205	+ 18.5%
Closed Sales	14	16	+ 14.3%	176	195	+ 10.8%
Median Sales Price*	\$587,500	\$589,000	+ 0.3%	\$534,000	\$580,000	+ 8.6%
Inventory of Homes for Sale	11	11	0.0%	--	--	--
Months Supply of Inventory	0.8	0.6	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	15	20	+ 33.3%	21	20	- 4.8%
Percent of Original List Price Received*	102.7%	100.2%	- 2.4%	102.8%	101.7%	- 1.1%
New Listings	6	6	0.0%	194	219	+ 12.9%

\* 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	10	+ 25.0%	93	103	+ 10.8%
Closed Sales	9	9	0.0%	95	100	+ 5.3%
Median Sales Price*	\$327,000	\$325,000	- 0.6%	\$312,000	\$340,000	+ 9.0%
Inventory of Homes for Sale	6	12	+ 100.0%	--	--	--
Months Supply of Inventory	0.8	1.4	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	20	17	- 15.0%	16	17	+ 6.3%
Percent of Original List Price Received*	103.4%	100.8%	- 2.5%	103.8%	102.7%	- 1.1%
New Listings	6	4	- 33.3%	98	125	+ 27.6%

\* 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

