

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Easton

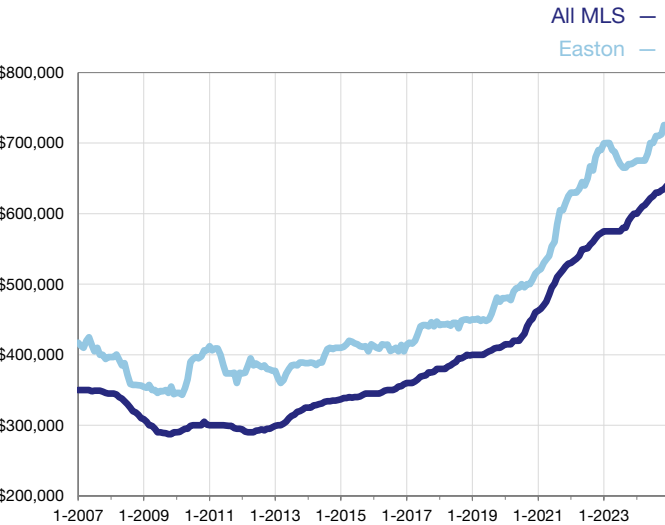
| Single-Family Properties | December | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 10 | 9 | - 10.0% | 158 | 152 | - 3.8% |
| Closed Sales | 13 | 13 | 0.0% | 160 | 146 | - 8.8% |
| Median Sales Price* | \$700,000 | \$690,000 | - 1.4% | \$672,500 | \$725,950 | + 7.9% |
| Inventory of Homes for Sale | 30 | 13 | - 56.7% | -- | -- | -- |
| Months Supply of Inventory | 2.3 | 1.0 | - 56.5% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 43 | 43 | 0.0% | 41 | 41 | 0.0% |
| Percent of Original List Price Received* | 98.6% | 96.0% | - 2.6% | 98.6% | 99.1% | + 0.5% |
| New Listings | 2 | 5 | + 150.0% | 198 | 172 | - 13.1% |

* 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 | 4 | 6 | + 50.0% | 75 | 73 | - 2.7% |
| Closed Sales | 8 | 5 | - 37.5% | 77 | 70 | - 9.1% |
| Median Sales Price* | \$346,500 | \$390,000 | + 12.6% | \$369,000 | \$375,000 | + 1.6% |
| Inventory of Homes for Sale | 7 | 10 | + 42.9% | -- | -- | -- |
| Months Supply of Inventory | 1.1 | 1.6 | + 45.5% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 29 | 30 | + 3.4% | 27 | 27 | 0.0% |
| Percent of Original List Price Received* | 100.4% | 101.7% | + 1.3% | 101.4% | 101.0% | - 0.4% |
| New Listings | 1 | 6 | + 500.0% | 83 | 86 | + 3.6% |

* 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

