

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Everett

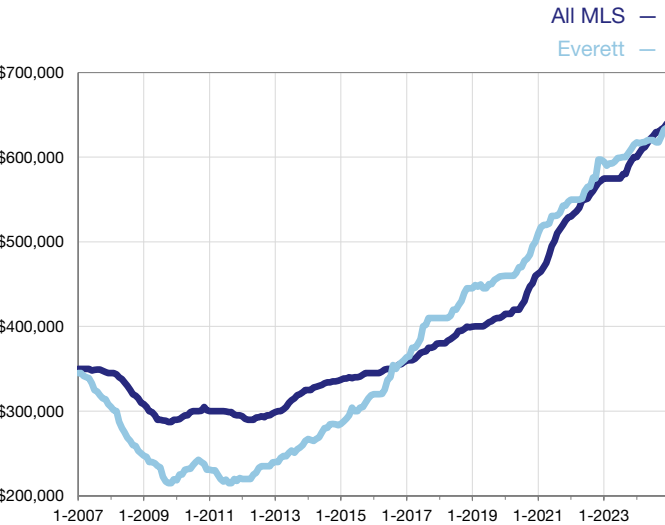
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	9	+ 350.0%	70	76	+ 8.6%
Closed Sales	5	6	+ 20.0%	71	69	- 2.8%
Median Sales Price*	\$605,000	\$660,000	+ 9.1%	\$615,000	\$635,000	+ 3.3%
Inventory of Homes for Sale	8	2	- 75.0%	--	--	--
Months Supply of Inventory	1.4	0.3	- 78.6%	--	--	--
Cumulative Days on Market Until Sale	19	40	+ 110.5%	30	25	- 16.7%
Percent of Original List Price Received*	102.9%	100.2%	- 2.6%	101.9%	102.0%	+ 0.1%
New Listings	2	3	+ 50.0%	79	84	+ 6.3%

* 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	5	5	0.0%	50	74	+ 48.0%
Closed Sales	5	6	+ 20.0%	46	74	+ 60.9%
Median Sales Price*	\$499,000	\$550,000	+ 10.2%	\$442,500	\$471,500	+ 6.6%
Inventory of Homes for Sale	9	7	- 22.2%	--	--	--
Months Supply of Inventory	2.2	1.1	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	51	34	- 33.3%	34	30	- 11.8%
Percent of Original List Price Received*	98.6%	99.0%	+ 0.4%	99.8%	100.2%	+ 0.4%
New Listings	4	5	+ 25.0%	57	91	+ 59.6%

* 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

