

# Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Lenox

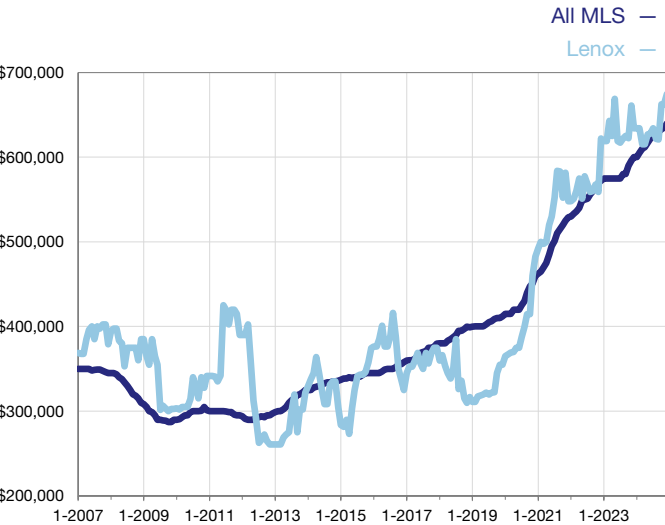
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	4	+ 33.3%	47	41	- 12.8%
Closed Sales	1	5	+ 400.0%	43	40	- 7.0%
Median Sales Price*	\$490,000	\$915,000	+ 86.7%	\$634,000	\$674,950	+ 6.5%
Inventory of Homes for Sale	11	6	- 45.5%	--	--	--
Months Supply of Inventory	2.8	1.8	- 35.7%	--	--	--
Cumulative Days on Market Until Sale	114	117	+ 2.6%	86	97	+ 12.8%
Percent of Original List Price Received*	94.4%	87.4%	- 7.4%	95.8%	92.3%	- 3.7%
New Listings	2	2	0.0%	58	54	- 6.9%

\* 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	4	2	- 50.0%	34	26	- 23.5%
Closed Sales	1	3	+ 200.0%	34	27	- 20.6%
Median Sales Price*	\$221,500	\$292,000	+ 31.8%	\$349,750	\$545,000	+ 55.8%
Inventory of Homes for Sale	1	5	+ 400.0%	--	--	--
Months Supply of Inventory	0.3	1.7	+ 466.7%	--	--	--
Cumulative Days on Market Until Sale	41	72	+ 75.6%	87	78	- 10.3%
Percent of Original List Price Received*	102.6%	104.4%	+ 1.8%	100.4%	98.1%	- 2.3%
New Listings	1	2	+ 100.0%	35	32	- 8.6%

\* 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

