

# Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Malden

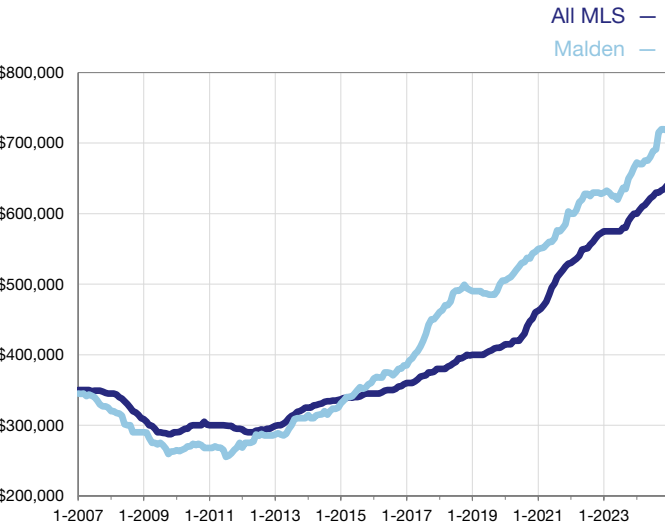
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	5	- 50.0%	157	135	- 14.0%
Closed Sales	16	10	- 37.5%	160	133	- 16.9%
Median Sales Price*	\$666,500	\$577,500	- 13.4%	\$665,000	\$718,000	+ 8.0%
Inventory of Homes for Sale	14	8	- 42.9%	--	--	--
Months Supply of Inventory	1.1	0.7	- 36.4%	--	--	--
Cumulative Days on Market Until Sale	24	26	+ 8.3%	24	23	- 4.2%
Percent of Original List Price Received*	103.1%	102.0%	- 1.1%	104.1%	103.2%	- 0.9%
New Listings	7	6	- 14.3%	176	153	- 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	3	7	+ 133.3%	100	99	- 1.0%
Closed Sales	10	7	- 30.0%	101	90	- 10.9%
Median Sales Price*	\$441,500	\$615,000	+ 39.3%	\$430,000	\$478,500	+ 11.3%
Inventory of Homes for Sale	3	6	+ 100.0%	--	--	--
Months Supply of Inventory	0.4	0.7	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	16	29	+ 81.3%	25	26	+ 4.0%
Percent of Original List Price Received*	100.2%	101.1%	+ 0.9%	102.0%	102.7%	+ 0.7%
New Listings	3	4	+ 33.3%	103	113	+ 9.7%

\* 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

