

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Medway

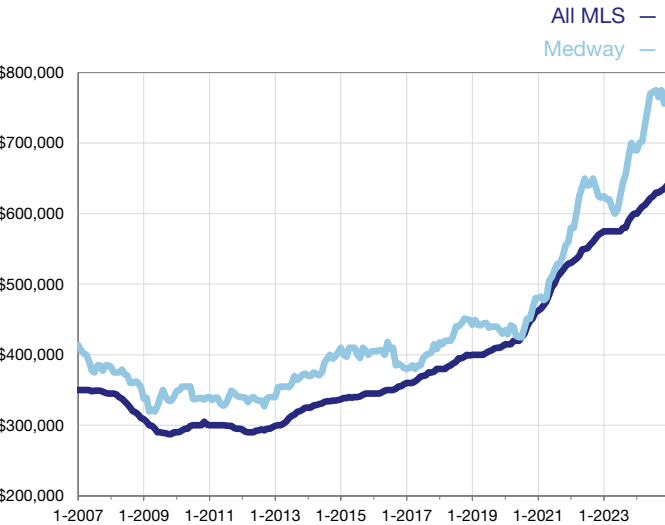
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	5	- 28.6%	118	108	- 8.5%
Closed Sales	3	12	+ 300.0%	115	112	- 2.6%
Median Sales Price*	\$547,900	\$727,500	+ 32.8%	\$690,000	\$767,500	+ 11.2%
Inventory of Homes for Sale	8	8	0.0%	--	--	--
Months Supply of Inventory	0.8	0.9	+ 12.5%	--	--	--
Cumulative Days on Market Until Sale	18	29	+ 61.1%	47	25	- 46.8%
Percent of Original List Price Received*	109.0%	99.2%	- 9.0%	100.6%	103.4%	+ 2.8%
New Listings	4	3	- 25.0%	128	127	- 0.8%

* 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	1	1	0.0%	38	25	- 34.2%
Closed Sales	2	4	+ 100.0%	36	29	- 19.4%
Median Sales Price*	\$419,546	\$550,500	+ 31.2%	\$652,200	\$583,000	- 10.6%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	0.6	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	19	10	- 47.4%	59	21	- 64.4%
Percent of Original List Price Received*	100.0%	105.7%	+ 5.7%	102.1%	104.0%	+ 1.9%
New Listings	2	0	- 100.0%	39	27	- 30.8%

* 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

