

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Milford

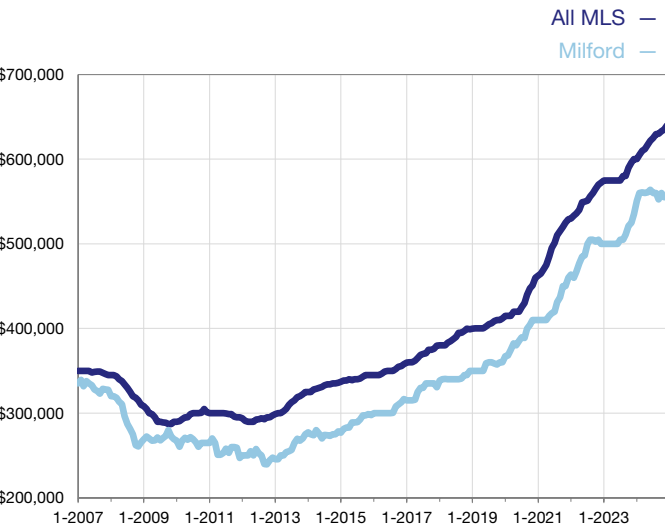
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	9	- 10.0%	172	172	0.0%
Closed Sales	10	17	+ 70.0%	171	175	+ 2.3%
Median Sales Price*	\$432,500	\$514,900	+ 19.1%	\$535,000	\$555,000	+ 3.7%
Inventory of Homes for Sale	12	8	- 33.3%	--	--	--
Months Supply of Inventory	0.8	0.6	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	22	33	+ 50.0%	25	25	0.0%
Percent of Original List Price Received*	101.3%	96.7%	- 4.5%	103.0%	100.6%	- 2.3%
New Listings	8	6	- 25.0%	179	185	+ 3.4%

* 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	4	0.0%	72	55	- 23.6%
Closed Sales	5	4	- 20.0%	72	53	- 26.4%
Median Sales Price*	\$405,000	\$619,000	+ 52.8%	\$374,950	\$401,000	+ 6.9%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	0.7	0.9	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	24	65	+ 170.8%	21	24	+ 14.3%
Percent of Original List Price Received*	99.5%	96.3%	- 3.2%	101.6%	100.7%	- 0.9%
New Listings	3	1	- 66.7%	80	62	- 22.5%

* 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

