

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Millbury

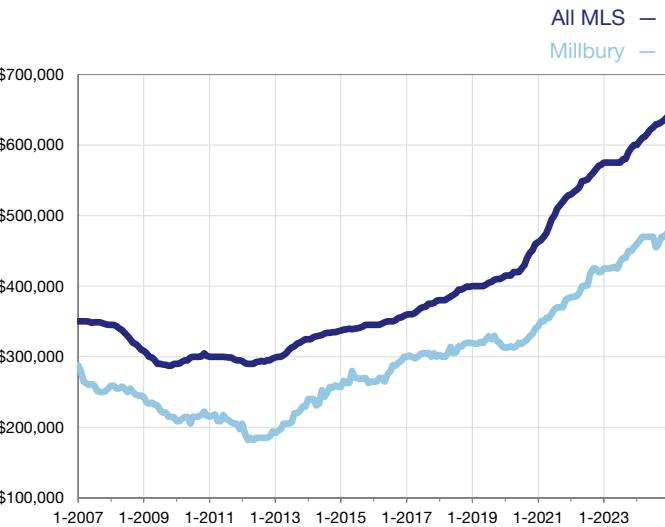
| Single-Family Properties | December | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 8 | 8 | 0.0% | 102 | 128 | + 25.5% |
| Closed Sales | 7 | 11 | + 57.1% | 103 | 123 | + 19.4% |
| Median Sales Price* | \$455,000 | \$550,000 | + 20.9% | \$455,000 | \$475,000 | + 4.4% |
| Inventory of Homes for Sale | 12 | 5 | - 58.3% | -- | -- | -- |
| Months Supply of Inventory | 1.4 | 0.5 | - 64.3% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 18 | 44 | + 144.4% | 32 | 29 | - 9.4% |
| Percent of Original List Price Received* | 93.7% | 96.1% | + 2.6% | 100.9% | 100.4% | - 0.5% |
| New Listings | 6 | 3 | - 50.0% | 115 | 143 | + 24.3% |

* 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 | 4 | 3 | - 25.0% | 75 | 59 | - 21.3% |
| Closed Sales | 4 | 4 | 0.0% | 70 | 65 | - 7.1% |
| Median Sales Price* | \$536,442 | \$401,250 | - 25.2% | \$528,245 | \$555,992 | + 5.3% |
| Inventory of Homes for Sale | 12 | 5 | - 58.3% | -- | -- | -- |
| Months Supply of Inventory | 1.9 | 1.0 | - 47.4% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 18 | 42 | + 133.3% | 40 | 36 | - 10.0% |
| Percent of Original List Price Received* | 106.6% | 102.6% | - 3.8% | 105.5% | 105.1% | - 0.4% |
| New Listings | 12 | 1 | - 91.7% | 77 | 59 | - 23.4% |

* 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

