

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norwood

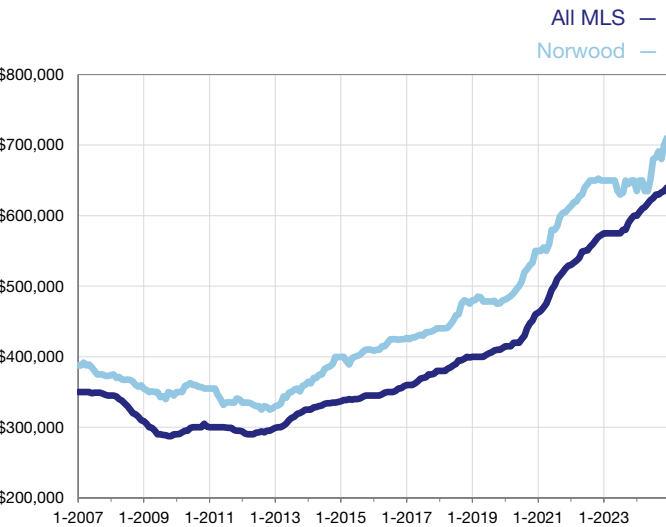
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	11	+ 10.0%	169	138	- 18.3%
Closed Sales	14	11	- 21.4%	167	138	- 17.4%
Median Sales Price*	\$596,000	\$750,000	+ 25.8%	\$650,000	\$710,500	+ 9.3%
Inventory of Homes for Sale	10	10	0.0%	--	--	--
Months Supply of Inventory	0.7	0.9	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	28	32	+ 14.3%	23	26	+ 13.0%
Percent of Original List Price Received*	98.1%	99.9%	+ 1.8%	102.7%	102.0%	- 0.7%
New Listings	2	6	+ 200.0%	186	153	- 17.7%

* 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	2	- 33.3%	54	52	- 3.7%
Closed Sales	2	4	+ 100.0%	58	51	- 12.1%
Median Sales Price*	\$607,500	\$440,000	- 27.6%	\$423,500	\$505,000	+ 19.2%
Inventory of Homes for Sale	5	7	+ 40.0%	--	--	--
Months Supply of Inventory	1.0	1.6	+ 60.0%	--	--	--
Cumulative Days on Market Until Sale	46	22	- 52.2%	30	28	- 6.7%
Percent of Original List Price Received*	94.2%	98.2%	+ 4.2%	100.5%	101.7%	+ 1.2%
New Listings	3	5	+ 66.7%	60	59	- 1.7%

* 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

