

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Stoughton

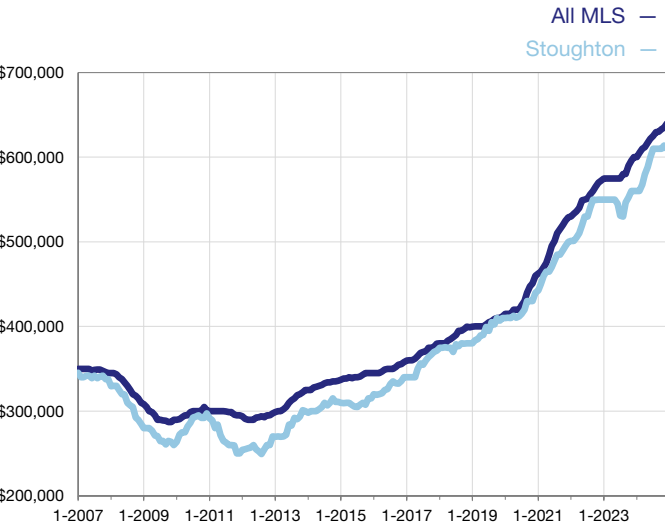
| Single-Family Properties | December | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 12 | 13 | + 8.3% | 171 | 196 | + 14.6% |
| Closed Sales | 14 | 16 | + 14.3% | 169 | 193 | + 14.2% |
| Median Sales Price* | \$627,250 | \$614,000 | - 2.1% | \$560,000 | \$610,000 | + 8.9% |
| Inventory of Homes for Sale | 19 | 15 | - 21.1% | -- | -- | -- |
| Months Supply of Inventory | 1.3 | 0.9 | - 30.8% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 24 | 21 | - 12.5% | 32 | 27 | - 15.6% |
| Percent of Original List Price Received* | 99.8% | 101.3% | + 1.5% | 100.2% | 103.1% | + 2.9% |
| New Listings | 9 | 11 | + 22.2% | 189 | 221 | + 16.9% |

* 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 | 2 | 5 | + 150.0% | 74 | 79 | + 6.8% |
| Closed Sales | 5 | 4 | - 20.0% | 75 | 78 | + 4.0% |
| Median Sales Price* | \$315,000 | \$510,000 | + 61.9% | \$378,000 | \$399,950 | + 5.8% |
| Inventory of Homes for Sale | 4 | 8 | + 100.0% | -- | -- | -- |
| Months Supply of Inventory | 0.6 | 1.2 | + 100.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 19 | 30 | + 57.9% | 27 | 29 | + 7.4% |
| Percent of Original List Price Received* | 96.9% | 97.2% | + 0.3% | 100.7% | 100.3% | - 0.4% |
| New Listings | 1 | 7 | + 600.0% | 85 | 94 | + 10.6% |

* 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

