

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Tyngsborough

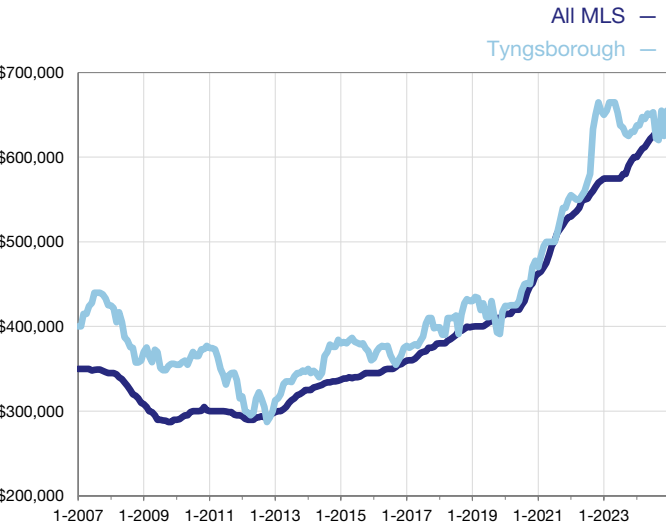
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	6	+ 50.0%	61	78	+ 27.9%
Closed Sales	3	5	+ 66.7%	59	83	+ 40.7%
Median Sales Price*	\$480,000	\$760,500	+ 58.4%	\$630,000	\$655,000	+ 4.0%
Inventory of Homes for Sale	7	3	- 57.1%	--	--	--
Months Supply of Inventory	1.4	0.5	- 64.3%	--	--	--
Cumulative Days on Market Until Sale	15	48	+ 220.0%	34	34	0.0%
Percent of Original List Price Received*	102.5%	99.4%	- 3.0%	99.3%	101.1%	+ 1.8%
New Listings	4	2	- 50.0%	70	86	+ 22.9%

* 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	1	4	+ 300.0%	51	42	- 17.6%
Closed Sales	6	3	- 50.0%	51	46	- 9.8%
Median Sales Price*	\$647,498	\$295,000	- 54.4%	\$456,000	\$422,500	- 7.3%
Inventory of Homes for Sale	7	8	+ 14.3%	--	--	--
Months Supply of Inventory	1.6	2.1	+ 31.3%	--	--	--
Cumulative Days on Market Until Sale	66	21	- 68.2%	30	40	+ 33.3%
Percent of Original List Price Received*	106.9%	103.1%	- 3.6%	104.2%	103.5%	- 0.7%
New Listings	2	4	+ 100.0%	54	47	- 13.0%

* 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

