

Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Wayland

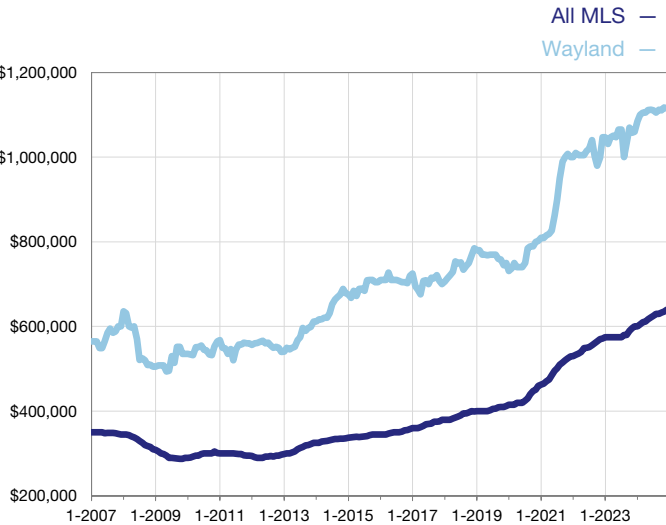
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	11	10	- 9.1%	114	137	+ 20.2%
Closed Sales	7	16	+ 128.6%	107	135	+ 26.2%
Median Sales Price*	\$821,000	\$920,000	+ 12.1%	\$1,060,000	\$1,115,000	+ 5.2%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	1.3	0.5	- 61.5%	--	--	--
Cumulative Days on Market Until Sale	38	79	+ 107.9%	27	38	+ 40.7%
Percent of Original List Price Received*	98.8%	99.9%	+ 1.1%	103.4%	98.9%	- 4.4%
New Listings	3	3	0.0%	132	157	+ 18.9%

* 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	2	0.0%	23	31	+ 34.8%
Closed Sales	2	2	0.0%	23	31	+ 34.8%
Median Sales Price*	\$977,000	\$843,750	- 13.6%	\$994,900	\$850,000	- 14.6%
Inventory of Homes for Sale	6	0	- 100.0%	--	--	--
Months Supply of Inventory	2.6	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	22	15	- 31.8%	36	42	+ 16.7%
Percent of Original List Price Received*	97.9%	99.0%	+ 1.1%	97.4%	98.8%	+ 1.4%
New Listings	2	0	- 100.0%	29	29	0.0%

* 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

