

# Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Whitman

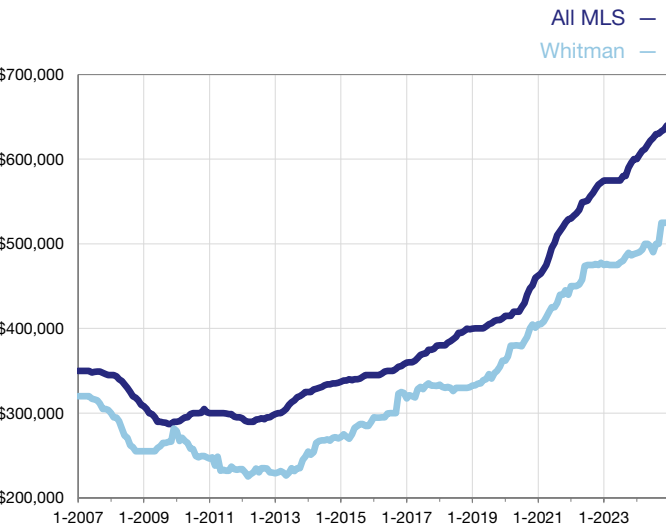
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	8	+ 14.3%	95	107	+ 12.6%
Closed Sales	2	7	+ 250.0%	95	108	+ 13.7%
Median Sales Price*	\$472,450	\$559,900	+ 18.5%	\$488,000	\$525,000	+ 7.6%
Inventory of Homes for Sale	7	8	+ 14.3%	--	--	--
Months Supply of Inventory	0.9	0.9	0.0%	--	--	--
Cumulative Days on Market Until Sale	56	22	- 60.7%	28	24	- 14.3%
Percent of Original List Price Received*	99.6%	98.7%	- 0.9%	101.8%	101.0%	- 0.8%
New Listings	5	4	- 20.0%	98	123	+ 25.5%

\* 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	0	4	--	41	34	- 17.1%
Closed Sales	5	1	- 80.0%	57	31	- 45.6%
Median Sales Price*	\$459,900	\$430,000	- 6.5%	\$439,900	\$450,000	+ 2.3%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.2	1.1	+ 450.0%	--	--	--
Cumulative Days on Market Until Sale	34	24	- 29.4%	40	19	- 52.5%
Percent of Original List Price Received*	101.2%	93.5%	- 7.6%	101.8%	100.9%	- 0.9%
New Listings	0	3	--	38	38	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

