

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norton

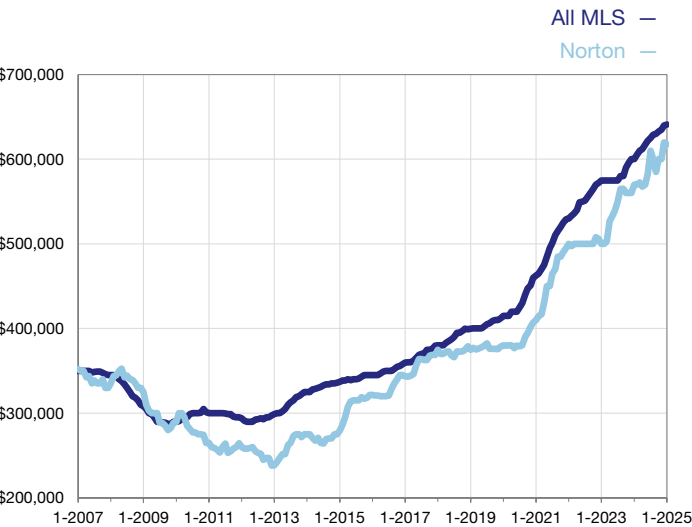
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	6	7	+ 16.7%	6	7	+ 16.7%
Closed Sales	4	5	+ 25.0%	4	5	+ 25.0%
Median Sales Price*	\$715,000	\$940,000	+ 31.5%	\$715,000	\$940,000	+ 31.5%
Inventory of Homes for Sale	19	14	- 26.3%	--	--	--
Months Supply of Inventory	2.1	1.3	- 38.1%	--	--	--
Cumulative Days on Market Until Sale	35	70	+ 100.0%	35	70	+ 100.0%
Percent of Original List Price Received*	100.3%	97.1%	- 3.2%	100.3%	97.1%	- 3.2%
New Listings	11	15	+ 36.4%	11	15	+ 36.4%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	1	- 75.0%	4	1	- 75.0%
Closed Sales	2	2	0.0%	2	2	0.0%
Median Sales Price*	\$385,000	\$445,000	+ 15.6%	\$385,000	\$445,000	+ 15.6%
Inventory of Homes for Sale	3	4	+ 33.3%	--	--	--
Months Supply of Inventory	0.5	1.2	+ 140.0%	--	--	--
Cumulative Days on Market Until Sale	19	20	+ 5.3%	19	20	+ 5.3%
Percent of Original List Price Received*	103.3%	101.7%	- 1.5%	103.3%	101.7%	- 1.5%
New Listings	4	1	- 75.0%	4	1	- 75.0%

* 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

