

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norwood

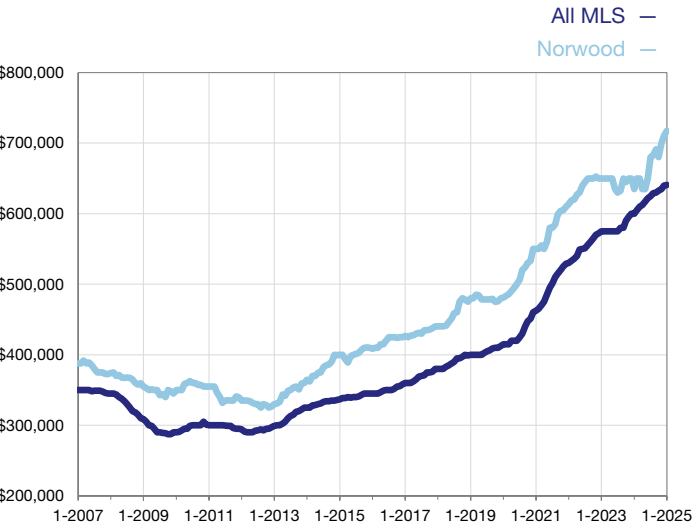
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	12	7	- 41.7%	12	7	- 41.7%
Closed Sales	11	9	- 18.2%	11	9	- 18.2%
Median Sales Price*	\$600,000	\$698,000	+ 16.3%	\$600,000	\$698,000	+ 16.3%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--
Months Supply of Inventory	0.3	0.8	+ 166.7%	--	--	--
Cumulative Days on Market Until Sale	42	43	+ 2.4%	42	43	+ 2.4%
Percent of Original List Price Received*	98.3%	98.5%	+ 0.2%	98.3%	98.5%	+ 0.2%
New Listings	9	7	- 22.2%	9	7	- 22.2%

* 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	5	4	- 20.0%	5	4	- 20.0%
Closed Sales	2	4	+ 100.0%	2	4	+ 100.0%
Median Sales Price*	\$341,500	\$540,000	+ 58.1%	\$341,500	\$540,000	+ 58.1%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	1.0	1.6	+ 60.0%	--	--	--
Cumulative Days on Market Until Sale	25	39	+ 56.0%	25	39	+ 56.0%
Percent of Original List Price Received*	99.9%	98.8%	- 1.1%	99.9%	98.8%	- 1.1%
New Listings	5	0	- 100.0%	5	0	- 100.0%

* 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

