

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Shrewsbury

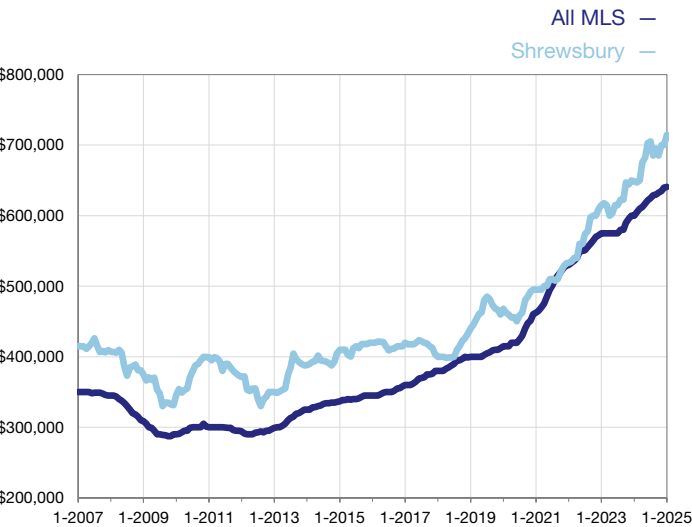
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	12	10	- 16.7%	12	10	- 16.7%
Closed Sales	15	12	- 20.0%	15	12	- 20.0%
Median Sales Price*	\$585,000	\$644,400	+ 10.2%	\$585,000	\$644,400	+ 10.2%
Inventory of Homes for Sale	30	18	- 40.0%	--	--	--
Months Supply of Inventory	1.3	0.8	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	36	42	+ 16.7%	36	42	+ 16.7%
Percent of Original List Price Received*	98.4%	97.2%	- 1.2%	98.4%	97.2%	- 1.2%
New Listings	20	9	- 55.0%	20	9	- 55.0%

* 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	4	0.0%	4	4	0.0%
Closed Sales	8	5	- 37.5%	8	5	- 37.5%
Median Sales Price*	\$303,750	\$600,000	+ 97.5%	\$303,750	\$600,000	+ 97.5%
Inventory of Homes for Sale	3	6	+ 100.0%	--	--	--
Months Supply of Inventory	1.3	1.6	+ 23.1%	--	--	--
Cumulative Days on Market Until Sale	39	53	+ 35.9%	39	53	+ 35.9%
Percent of Original List Price Received*	96.0%	97.5%	+ 1.6%	96.0%	97.5%	+ 1.6%
New Listings	1	5	+ 400.0%	1	5	+ 400.0%

* 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

