

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Tyngsborough

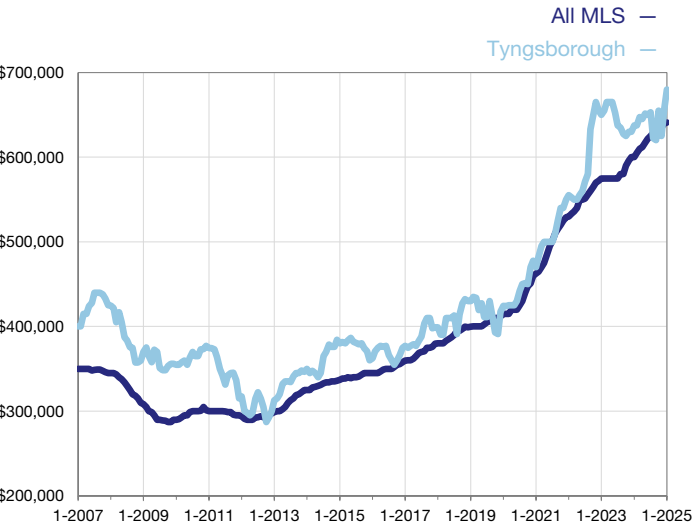
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	6	5	- 16.7%	6	5	- 16.7%
Closed Sales	6	4	- 33.3%	6	4	- 33.3%
Median Sales Price*	\$590,000	\$731,500	+ 24.0%	\$590,000	\$731,500	+ 24.0%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	0.9	0.5	- 44.4%	--	--	--
Cumulative Days on Market Until Sale	28	36	+ 28.6%	28	36	+ 28.6%
Percent of Original List Price Received*	102.6%	96.4%	- 6.0%	102.6%	96.4%	- 6.0%
New Listings	5	4	- 20.0%	5	4	- 20.0%

* 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	3	5	+ 66.7%	3	5	+ 66.7%
Closed Sales	3	3	0.0%	3	3	0.0%
Median Sales Price*	\$450,000	\$849,995	+ 88.9%	\$450,000	\$849,995	+ 88.9%
Inventory of Homes for Sale	7	7	0.0%	--	--	--
Months Supply of Inventory	1.3	2.3	+ 76.9%	--	--	--
Cumulative Days on Market Until Sale	40	147	+ 267.5%	40	147	+ 267.5%
Percent of Original List Price Received*	99.0%	92.2%	- 6.9%	99.0%	92.2%	- 6.9%
New Listings	3	4	+ 33.3%	3	4	+ 33.3%

* 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

