

# Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Upton

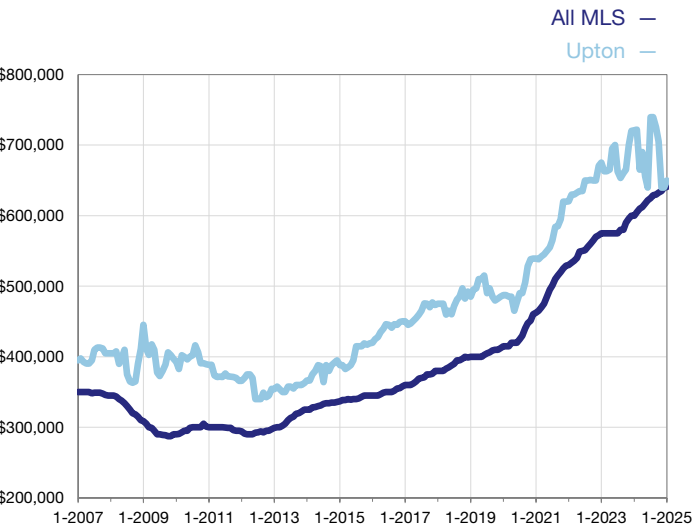
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	0	3	--	0	3	--
Closed Sales	1	3	+ 200.0%	1	3	+ 200.0%
Median Sales Price*	\$320,000	\$650,000	+ 103.1%	\$320,000	\$650,000	+ 103.1%
Inventory of Homes for Sale	7	7	0.0%	--	--	--
Months Supply of Inventory	1.3	1.5	+ 15.4%	--	--	--
Cumulative Days on Market Until Sale	9	56	+ 522.2%	9	56	+ 522.2%
Percent of Original List Price Received*	110.4%	94.6%	- 14.3%	110.4%	94.6%	- 14.3%
New Listings	4	4	0.0%	4	4	0.0%

\* 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	2	1	- 50.0%	2	1	- 50.0%
Closed Sales	1	1	0.0%	1	1	0.0%
Median Sales Price*	\$390,000	\$794,900	+ 103.8%	\$390,000	\$794,900	+ 103.8%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	2.4	1.9	- 20.8%	--	--	--
Cumulative Days on Market Until Sale	52	1	- 98.1%	52	1	- 98.1%
Percent of Original List Price Received*	97.7%	100.0%	+ 2.4%	97.7%	100.0%	+ 2.4%
New Listings	0	1	--	0	1	--

\* 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

