

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Walpole

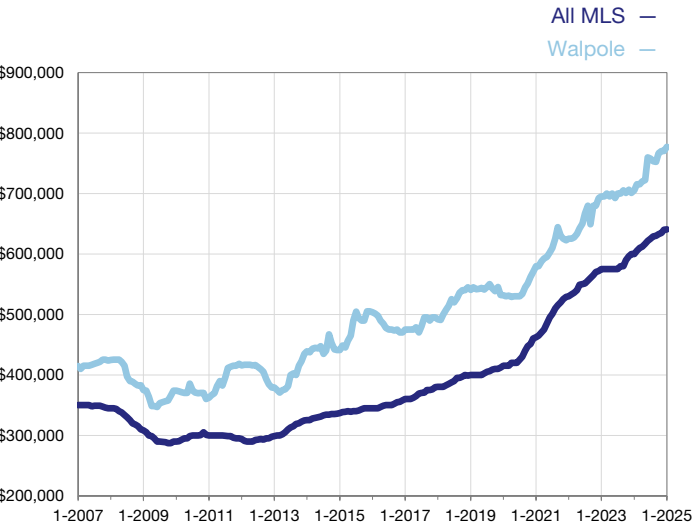
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	10	9	- 10.0%	10	9	- 10.0%
Closed Sales	7	10	+ 42.9%	7	10	+ 42.9%
Median Sales Price*	\$750,000	\$815,000	+ 8.7%	\$750,000	\$815,000	+ 8.7%
Inventory of Homes for Sale	13	12	- 7.7%	--	--	--
Months Supply of Inventory	1.0	0.9	- 10.0%	--	--	--
Cumulative Days on Market Until Sale	16	27	+ 68.8%	16	27	+ 68.8%
Percent of Original List Price Received*	103.4%	99.1%	- 4.2%	103.4%	99.1%	- 4.2%
New Listings	11	11	0.0%	11	11	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	6	10	+ 66.7%	6	10	+ 66.7%
Closed Sales	4	5	+ 25.0%	4	5	+ 25.0%
Median Sales Price*	\$509,325	\$630,000	+ 23.7%	\$509,325	\$630,000	+ 23.7%
Inventory of Homes for Sale	5	6	+ 20.0%	--	--	--
Months Supply of Inventory	0.7	1.2	+ 71.4%	--	--	--
Cumulative Days on Market Until Sale	138	25	- 81.9%	138	25	- 81.9%
Percent of Original List Price Received*	95.4%	100.4%	+ 5.2%	95.4%	100.4%	+ 5.2%
New Listings	7	11	+ 57.1%	7	11	+ 57.1%

* 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

