

# Local Market Update – March 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Scituate

### Single-Family Properties

Key Metrics	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	16	14	- 12.5%	33	28	- 15.2%
Closed Sales	8	8	0.0%	25	23	- 8.0%
Median Sales Price*	\$728,200	<b>\$1,040,000</b>	+ 42.8%	\$855,000	<b>\$1,105,000</b>	+ 29.2%
Inventory of Homes for Sale	21	28	+ 33.3%	--	--	--
Months Supply of Inventory	1.3	1.9	+ 46.2%	--	--	--
Cumulative Days on Market Until Sale	69	36	- 47.8%	61	59	- 3.3%
Percent of Original List Price Received*	103.8%	<b>101.3%</b>	- 2.4%	96.7%	<b>99.7%</b>	+ 3.1%
New Listings	14	22	+ 57.1%	45	43	- 4.4%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

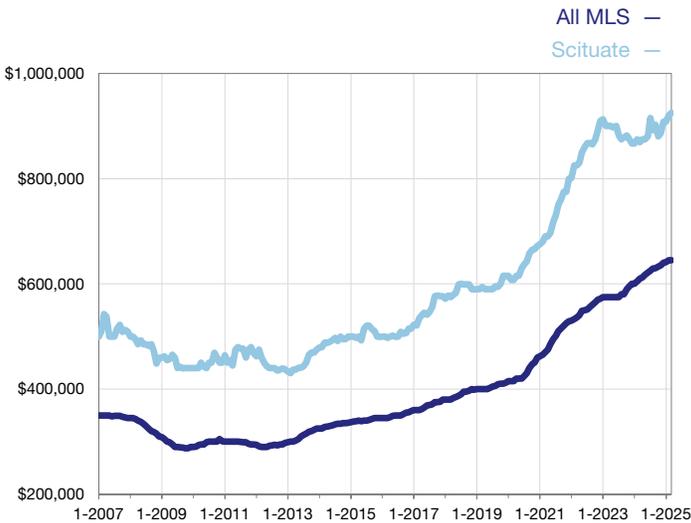
### Condominium Properties

Key Metrics	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	5	7	+ 40.0%	11	14	+ 27.3%
Closed Sales	3	4	+ 33.3%	10	9	- 10.0%
Median Sales Price*	\$875,000	<b>\$703,000</b>	- 19.7%	\$827,000	<b>\$755,000</b>	- 8.7%
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	0.5	1.0	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	25	28	+ 12.0%	55	65	+ 18.2%
Percent of Original List Price Received*	100.4%	<b>100.6%</b>	+ 0.2%	97.2%	<b>95.2%</b>	- 2.1%
New Listings	2	4	+ 100.0%	7	13	+ 85.7%

\* 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

