

# Local Market Update – March 2024

Provided by OneKey® MLS



## All MLS

Single-Family Homes Key Metrics	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
New Listings	4,730	<b>4,191</b>	- 11.4%	11,474	<b>11,060</b>	- 3.6%
Closed Sales	2,696	<b>2,237</b>	- 17.0%	7,669	<b>7,098</b>	- 7.4%
Days on Market Until Sale	75	<b>67</b>	- 10.7%	69	<b>62</b>	- 10.1%
Median Sales Price*	\$590,000	<b>\$650,000</b>	+ 10.2%	\$595,000	<b>\$650,000</b>	+ 9.2%
Percent of Original List Price Received*	95.8%	<b>98.2%</b>	+ 2.5%	95.9%	<b>98.2%</b>	+ 2.4%
Inventory of Homes for Sale	10,465	<b>7,915</b>	- 24.4%	—	—	—

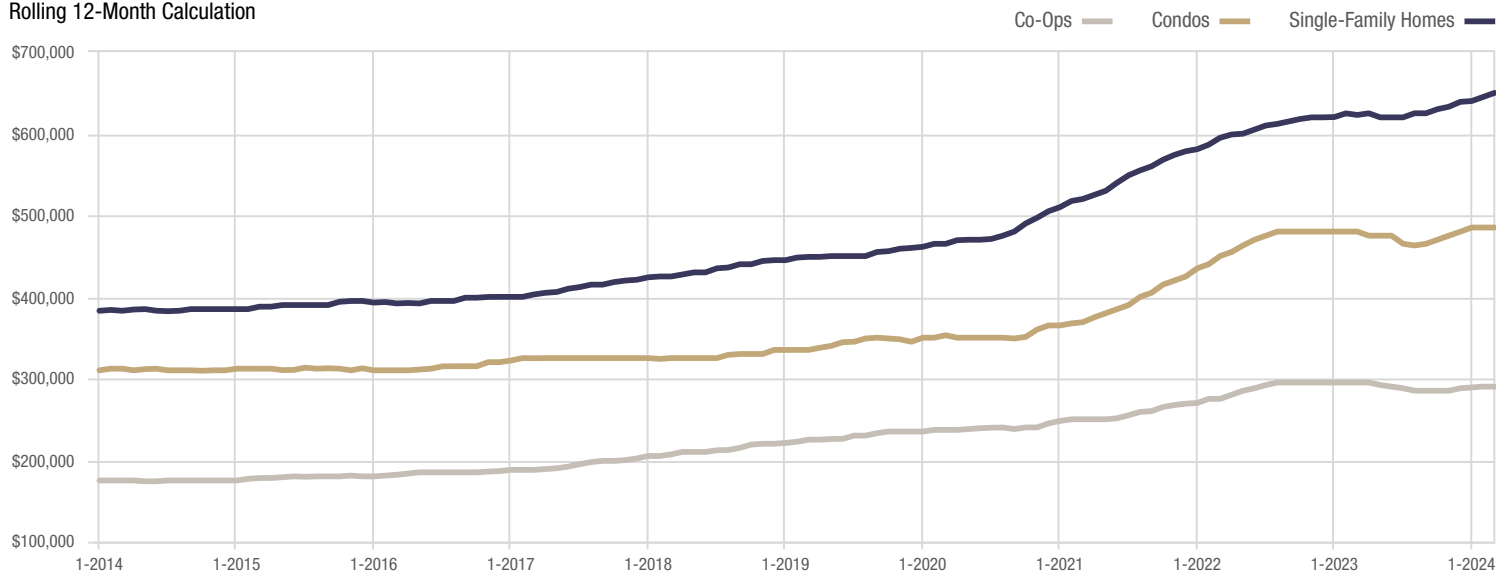
Condos Key Metrics	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
New Listings	1,147	<b>1,129</b>	- 1.6%	2,932	<b>3,038</b>	+ 3.6%
Closed Sales	540	<b>466</b>	- 13.7%	1,376	<b>1,374</b>	- 0.1%
Days on Market Until Sale	76	<b>66</b>	- 13.2%	73	<b>64</b>	- 12.3%
Median Sales Price*	\$475,000	<b>\$499,500</b>	+ 5.2%	\$450,000	<b>\$500,000</b>	+ 11.1%
Percent of Original List Price Received*	97.1%	<b>97.2%</b>	+ 0.1%	96.4%	<b>97.4%</b>	+ 1.0%
Inventory of Homes for Sale	3,306	<b>2,769</b>	- 16.2%	—	—	—

Co-Ops Key Metrics	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
New Listings	1,385	<b>1,178</b>	- 14.9%	3,647	<b>3,229</b>	- 11.5%
Closed Sales	659	<b>519</b>	- 21.2%	1,825	<b>1,633</b>	- 10.5%
Days on Market Until Sale	107	<b>96</b>	- 10.3%	99	<b>90</b>	- 9.1%
Median Sales Price*	\$299,000	<b>\$300,000</b>	+ 0.3%	\$289,000	<b>\$300,000</b>	+ 3.8%
Percent of Original List Price Received*	94.4%	<b>96.3%</b>	+ 2.0%	94.6%	<b>96.3%</b>	+ 1.8%
Inventory of Homes for Sale	4,639	<b>3,401</b>	- 26.7%	—	—	—

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

### Historical Median Sales Price by Property Type

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.