

Local Market Update – April 2024

A Research Tool Provided by the Western Upstate Association of REALTORS®

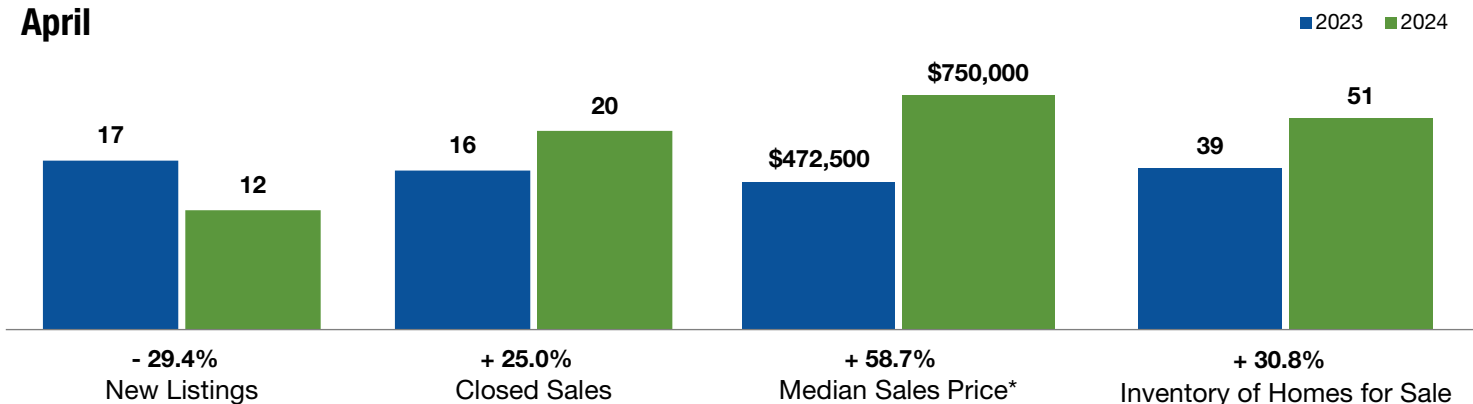


Salem

Key Metrics	April			YTD		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	17	12	- 29.4%	61	73	+ 19.7%
Closed Sales	16	20	+ 25.0%	48	58	+ 20.8%
Median Sales Price*	\$472,500	\$750,000	+ 58.7%	\$480,000	\$513,750	+ 7.0%
Percent of List Price Received*	98.9%	98.6%	- 0.3%	98.1%	97.3%	- 0.8%
Days on Market Until Sale	76	48	- 36.8%	83	72	- 13.3%
Inventory of Homes for Sale	39	51	+ 30.8%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

April



Historical Median Sales Price Rolling 12-Month Calculation

