

Local Market Update – March 2024

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

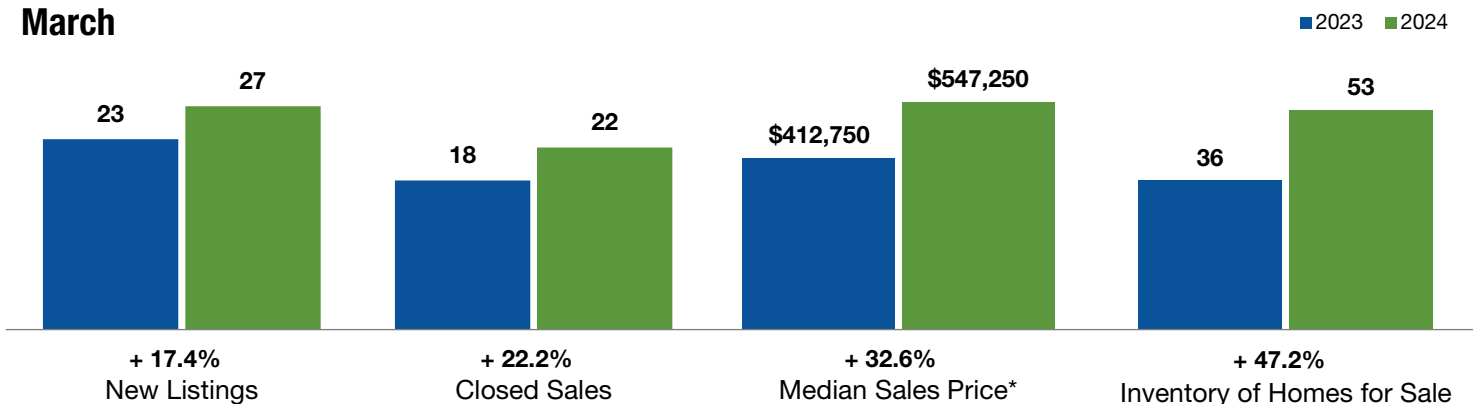


Salem

Key Metrics	March			YTD		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	23	27	+ 17.4%	44	60	+ 36.4%
Closed Sales	18	22	+ 22.2%	32	38	+ 18.8%
Median Sales Price*	\$412,750	\$547,250	+ 32.6%	\$494,500	\$497,500	+ 0.6%
Percent of List Price Received*	97.3%	97.7%	+ 0.4%	97.7%	96.7%	- 1.0%
Days on Market Until Sale	92	78	- 15.2%	87	84	- 3.4%
Inventory of Homes for Sale	36	53	+ 47.2%	--	--	--

* 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.

March



Historical Median Sales Price Rolling 12-Month Calculation

