

# Local Market Update – November 2024

A Research Tool Provided by the Consolidated Multiple Listing Service, Inc.



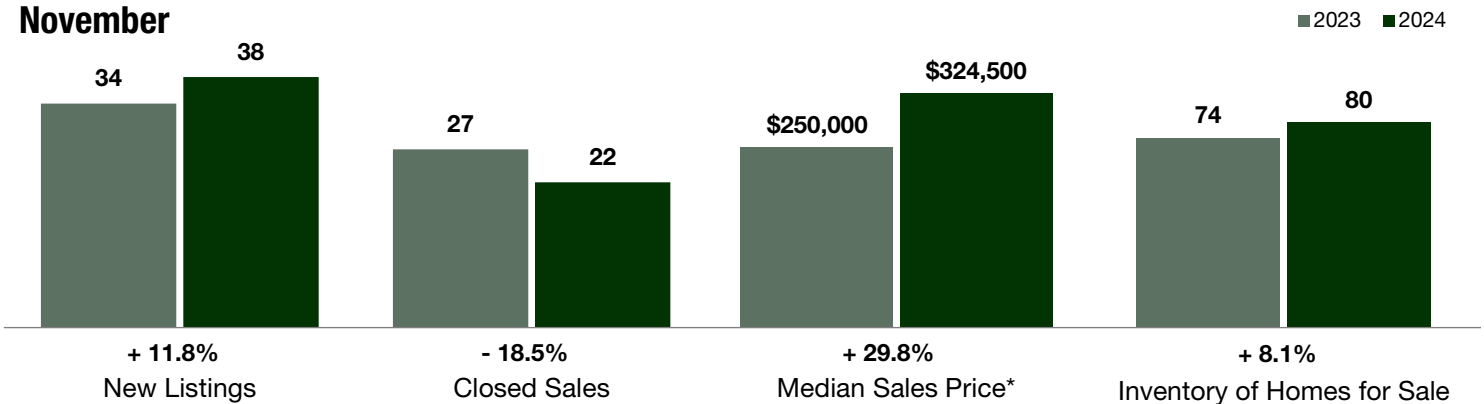
## Area 5

Forest Acres/Arcadia Lakes

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	34	38	+ 11.8%	419	490	+ 16.9%
Closed Sales	27	22	- 18.5%	317	353	+ 11.4%
Median Sales Price*	\$250,000	\$324,500	+ 29.8%	\$275,000	\$297,000	+ 8.0%
Percent of List Price Received*	97.4%	95.4%	- 2.0%	97.8%	97.5%	- 0.4%
Days on Market Until Sale	14	48	+ 241.8%	31	39	+ 26.8%
Inventory of Homes for Sale	74	80	+ 8.1%	--	--	--

\* 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.

### November



### Historical Median Sales Price Rolling 12-Month Calculation

