

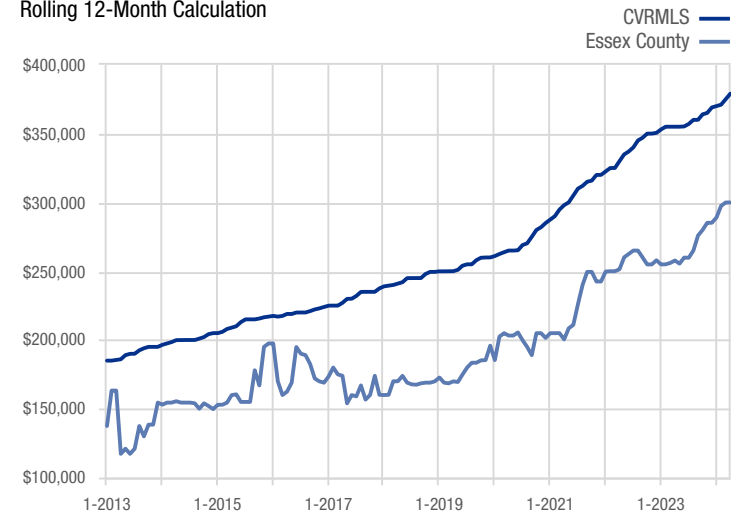
Essex County

Single Family	April			Year to Date		
Key Metrics	2023	2024	% Change	Thru 4-2023	Thru 4-2024	% Change
New Listings	8	8	0.0%	40	27	- 32.5%
Pending Sales	3	11	+ 266.7%	29	28	- 3.4%
Closed Sales	11	9	- 18.2%	29	18	- 37.9%
Days on Market Until Sale	11	92	+ 736.4%	31	106	+ 241.9%
Median Sales Price*	\$259,600	\$308,000	+ 18.6%	\$255,000	\$308,500	+ 21.0%
Average Sales Price*	\$269,977	\$382,836	+ 41.8%	\$287,550	\$338,687	+ 17.8%
Percent of Original List Price Received*	99.2%	96.6%	- 2.6%	96.6%	96.7%	+ 0.1%
Inventory of Homes for Sale	25	20	- 20.0%	—	—	—
Months Supply of Inventory	3.4	2.8	- 17.6%	—	—	—

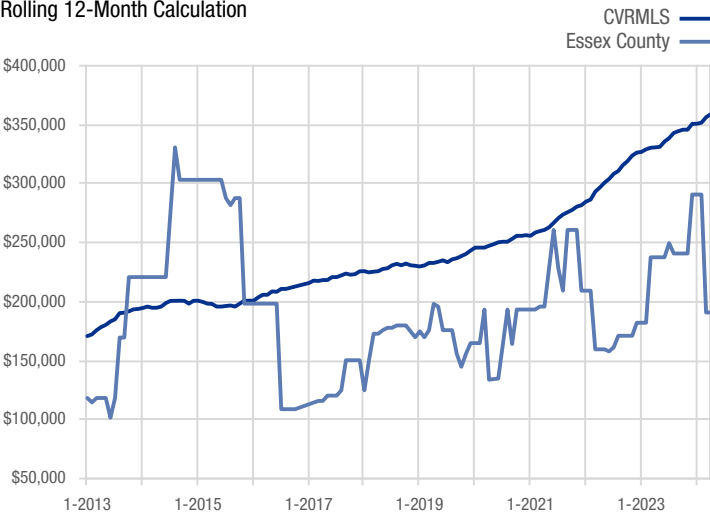
Condo/Town	April			Year to Date		
Key Metrics	2023	2024	% Change	Thru 4-2023	Thru 4-2024	% Change
New Listings	1	0	- 100.0%	3	1	- 66.7%
Pending Sales	1	0	- 100.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	3	10	+ 233.3%
Median Sales Price*	—	—	—	\$330,000	\$158,800	- 51.9%
Average Sales Price*	—	—	—	\$330,000	\$158,800	- 51.9%
Percent of Original List Price Received*	—	—	—	101.5%	100.0%	- 1.5%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

Median Sales Price - Single-Family
Rolling 12-Month Calculation



Median Sales Price - Condo/Town
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.