

Middlesex County

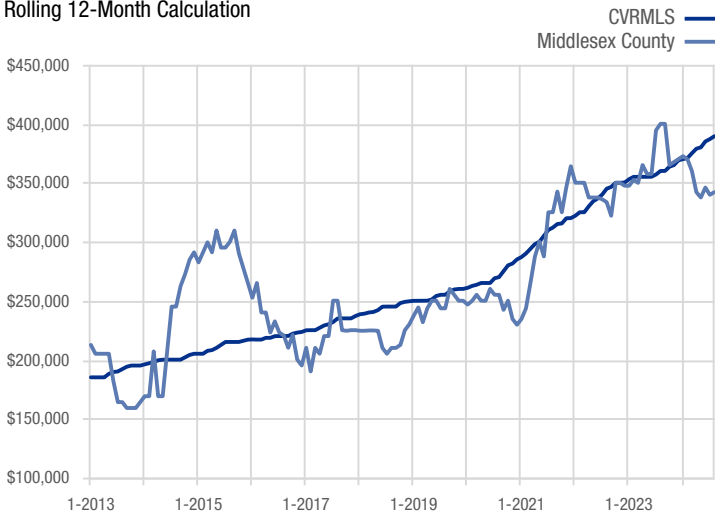
Single Family	August			Year to Date		
Key Metrics	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	5	5	0.0%	40	53	+ 32.5%
Pending Sales	1	5	+ 400.0%	30	34	+ 13.3%
Closed Sales	3	8	+ 166.7%	29	27	- 6.9%
Days on Market Until Sale	37	39	+ 5.4%	33	47	+ 42.4%
Median Sales Price*	\$325,000	\$332,500	+ 2.3%	\$370,000	\$324,900	- 12.2%
Average Sales Price*	\$339,983	\$345,125	+ 1.5%	\$427,317	\$380,041	- 11.1%
Percent of Original List Price Received*	97.9%	94.9%	- 3.1%	95.8%	97.4%	+ 1.7%
Inventory of Homes for Sale	13	17	+ 30.8%	—	—	—
Months Supply of Inventory	3.0	4.5	+ 50.0%	—	—	—

Condo/Town	August			Year to Date		
Key Metrics	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	1	2	+ 100.0%	6	4	- 33.3%
Pending Sales	1	2	+ 100.0%	4	3	- 25.0%
Closed Sales	1	0	- 100.0%	3	1	- 66.7%
Days on Market Until Sale	16	—	—	26	5	- 80.8%
Median Sales Price*	\$370,000	—	—	\$351,000	\$375,000	+ 6.8%
Average Sales Price*	\$370,000	—	—	\$348,667	\$375,000	+ 7.6%
Percent of Original List Price Received*	90.5%	—	—	93.3%	107.1%	+ 14.8%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.8	—	—	—	—	—

* 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.

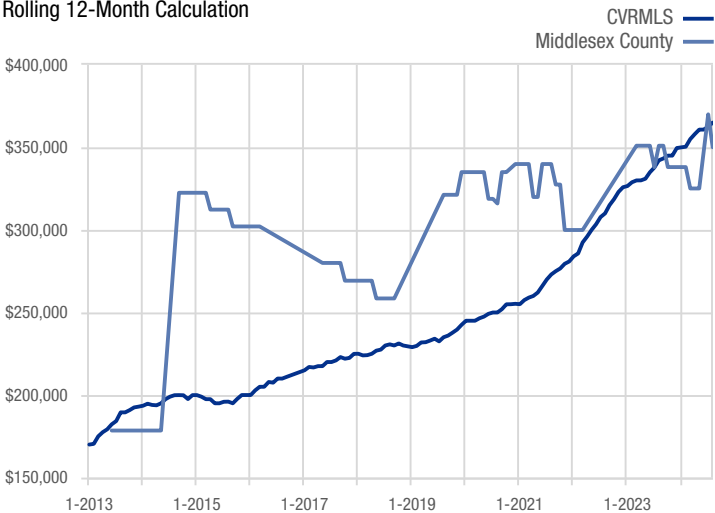
Median Sales Price - Single-Family

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.