

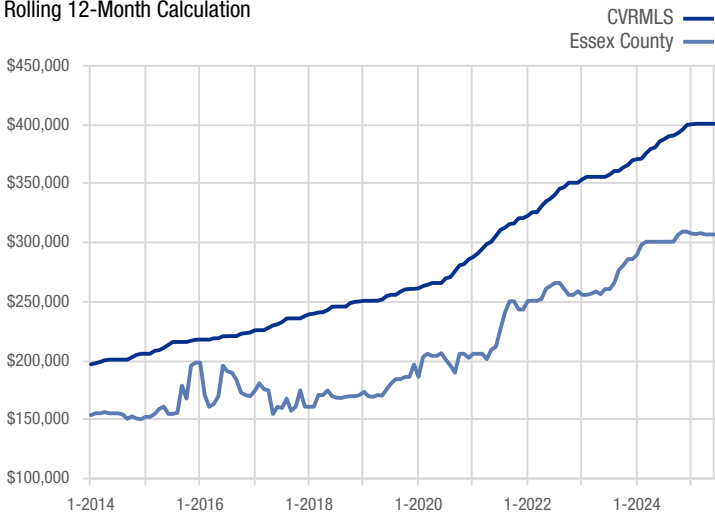
Essex County

| Single Family | June | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2024 | 2025 | % Change | Thru 6-2024 | Thru 6-2025 | % Change |
| New Listings | 13 | 15 | + 15.4% | 53 | 79 | + 49.1% |
| Pending Sales | 8 | 10 | + 25.0% | 39 | 56 | + 43.6% |
| Closed Sales | 8 | 12 | + 50.0% | 35 | 45 | + 28.6% |
| Days on Market Until Sale | 24 | 39 | + 62.5% | 76 | 73 | - 3.9% |
| Median Sales Price* | \$361,250 | \$334,950 | - 7.3% | \$310,000 | \$314,900 | + 1.6% |
| Average Sales Price* | \$572,803 | \$376,646 | - 34.2% | \$438,228 | \$376,262 | - 14.1% |
| Percent of Original List Price Received* | 99.0% | 98.2% | - 0.8% | 98.4% | 94.8% | - 3.7% |
| Inventory of Homes for Sale | 31 | 30 | - 3.2% | — | — | — |
| Months Supply of Inventory | 4.3 | 3.8 | - 11.6% | — | — | — |

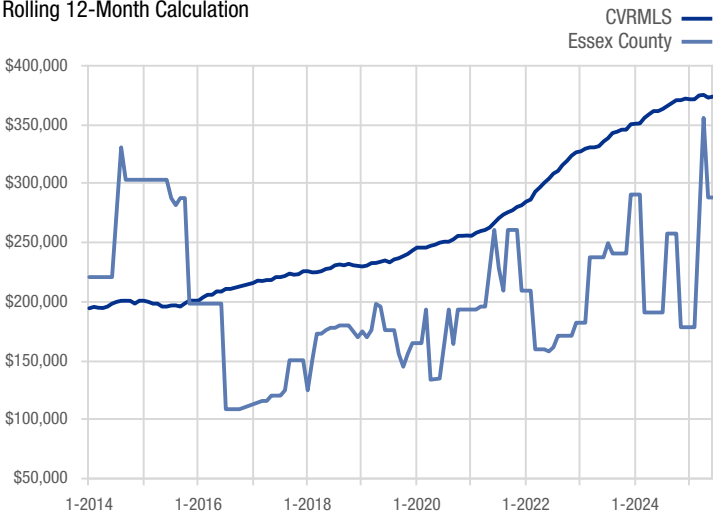
| Condo/Town | June | | | Year to Date | | |
|--|------|------|----------|--------------|-------------|----------|
| Key Metrics | 2024 | 2025 | % Change | Thru 6-2024 | Thru 6-2025 | % Change |
| New Listings | 1 | 0 | - 100.0% | 2 | 2 | 0.0% |
| Pending Sales | 1 | 0 | - 100.0% | 2 | 2 | 0.0% |
| Closed Sales | 0 | 0 | 0.0% | 1 | 2 | + 100.0% |
| Days on Market Until Sale | — | — | — | 10 | 27 | + 170.0% |
| Median Sales Price* | — | — | — | \$158,800 | \$324,975 | + 104.6% |
| Average Sales Price* | — | — | — | \$158,800 | \$324,975 | + 104.6% |
| Percent of Original List Price Received* | — | — | — | 100.0% | 100.0% | 0.0% |
| 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.