

Webster

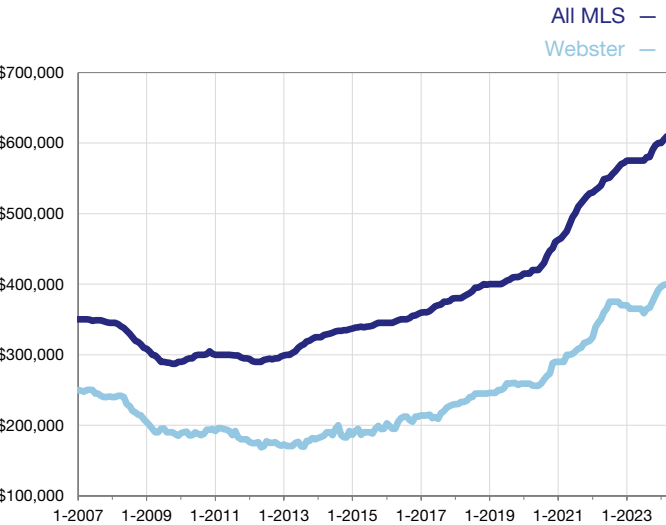
Single-Family Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	14	+ 40.0%	25	27	+ 8.0%
Closed Sales	10	10	0.0%	28	28	0.0%
Median Sales Price*	\$343,500	\$400,000	+ 16.4%	\$343,500	\$397,500	+ 15.7%
Inventory of Homes for Sale	11	8	- 27.3%	--	--	--
Months Supply of Inventory	0.9	0.8	- 11.1%	--	--	--
Cumulative Days on Market Until Sale	35	59	+ 68.6%	42	45	+ 7.1%
Percent of Original List Price Received*	100.2%	96.2%	- 4.0%	98.6%	98.5%	- 0.1%
New Listings	11	5	- 54.5%	28	24	- 14.3%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	1	--	2	5	+ 150.0%
Closed Sales	1	4	+ 300.0%	3	4	+ 33.3%
Median Sales Price*	\$325,000	\$360,000	+ 10.8%	\$325,000	\$360,000	+ 10.8%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.6	1.4	+ 133.3%	--	--	--
Cumulative Days on Market Until Sale	5	42	+ 740.0%	15	42	+ 180.0%
Percent of Original List Price Received*	100.0%	98.8%	- 1.2%	97.7%	98.8%	+ 1.1%
New Listings	1	3	+ 200.0%	2	6	+ 200.0%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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



Median Sales Price – Condominium Properties
Rolling 12-Month Calculation

