

Medford

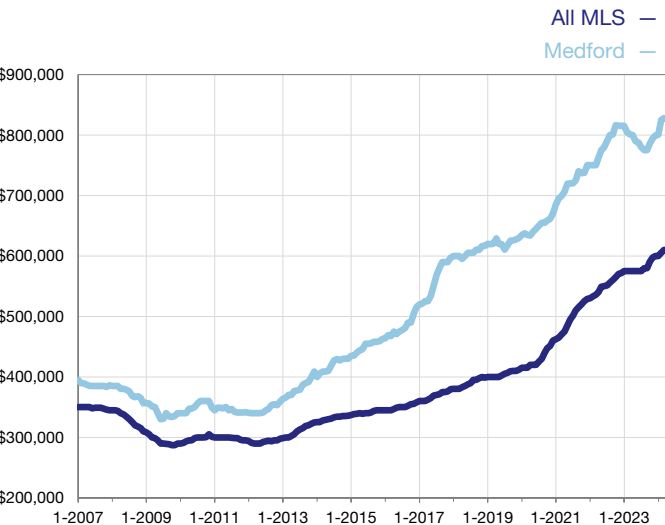
Single-Family Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	18	23	+ 27.8%	64	52	- 18.8%
Closed Sales	17	14	- 17.6%	59	46	- 22.0%
Median Sales Price*	\$949,974	\$955,000	+ 0.5%	\$725,000	\$907,500	+ 25.2%
Inventory of Homes for Sale	20	12	- 40.0%	--	--	--
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--
Cumulative Days on Market Until Sale	17	13	- 23.5%	33	28	- 15.2%
Percent of Original List Price Received*	105.2%	109.5%	+ 4.1%	101.5%	105.0%	+ 3.4%
New Listings	21	30	+ 42.9%	67	64	- 4.5%

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

Condominium Properties				Year to Date		
Key Metrics	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	30	24	- 20.0%	95	82	- 13.7%
Closed Sales	33	23	- 30.3%	80	95	+ 18.8%
Median Sales Price*	\$638,900	\$750,000	+ 17.4%	\$634,450	\$789,000	+ 24.4%
Inventory of Homes for Sale	29	25	- 13.8%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--
Cumulative Days on Market Until Sale	27	34	+ 25.9%	47	34	- 27.7%
Percent of Original List Price Received*	99.5%	101.8%	+ 2.3%	97.8%	99.9%	+ 2.1%
New Listings	29	31	+ 6.9%	99	92	- 7.1%

* 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

