

Randolph

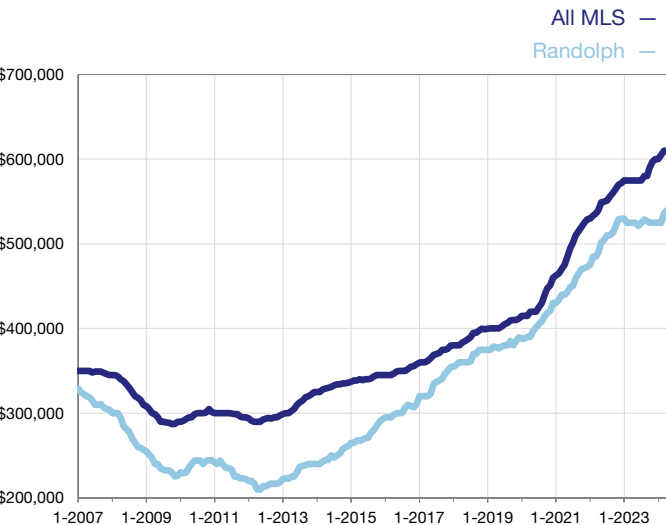
Single-Family Properties	April			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	18	+ 80.0%	51	60	+ 17.6%
Closed Sales	11	12	+ 9.1%	52	54	+ 3.8%
Median Sales Price*	\$540,000	\$645,500	+ 19.5%	\$515,000	\$565,000	+ 9.7%
Inventory of Homes for Sale	15	15	0.0%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--
Cumulative Days on Market Until Sale	52	39	- 25.0%	57	29	- 49.1%
Percent of Original List Price Received*	102.2%	104.3%	+ 2.1%	97.5%	103.1%	+ 5.7%
New Listings	16	22	+ 37.5%	48	62	+ 29.2%

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

Condominium Properties	April			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	6	7	+ 16.7%	18	21	+ 16.7%
Closed Sales	5	7	+ 40.0%	20	19	- 5.0%
Median Sales Price*	\$310,000	\$285,000	- 8.1%	\$324,316	\$351,000	+ 8.2%
Inventory of Homes for Sale	7	3	- 57.1%	--	--	--
Months Supply of Inventory	1.4	0.6	- 57.1%	--	--	--
Cumulative Days on Market Until Sale	16	26	+ 62.5%	42	21	- 50.0%
Percent of Original List Price Received*	101.8%	104.9%	+ 3.0%	98.3%	104.3%	+ 6.1%
New Listings	7	7	0.0%	18	23	+ 27.8%

* 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

