

Gardner

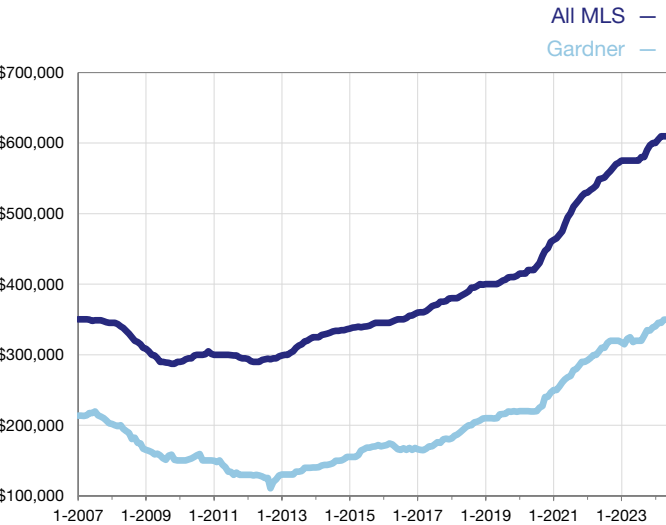
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	25	22	- 12.0%	67	72	+ 7.5%
Closed Sales	12	19	+ 58.3%	54	60	+ 11.1%
Median Sales Price*	\$326,250	\$410,000	+ 25.7%	\$322,500	\$360,000	+ 11.6%
Inventory of Homes for Sale	21	16	- 23.8%	--	--	--
Months Supply of Inventory	1.3	1.1	- 15.4%	--	--	--
Cumulative Days on Market Until Sale	27	40	+ 48.1%	38	36	- 5.3%
Percent of Original List Price Received*	103.7%	103.2%	- 0.5%	99.4%	100.8%	+ 1.4%
New Listings	29	20	- 31.0%	78	79	+ 1.3%

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

Condominium Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	4	+ 33.3%	11	11	0.0%
Closed Sales	4	2	- 50.0%	12	7	- 41.7%
Median Sales Price*	\$228,000	\$262,000	+ 14.9%	\$220,000	\$265,000	+ 20.5%
Inventory of Homes for Sale	0	4	--	--	--	--
Months Supply of Inventory	0.0	1.7	--	--	--	--
Cumulative Days on Market Until Sale	9	11	+ 22.2%	14	16	+ 14.3%
Percent of Original List Price Received*	104.7%	104.2%	- 0.5%	106.2%	101.7%	- 4.2%
New Listings	0	7	--	11	14	+ 27.3%

* 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

