

Medfield

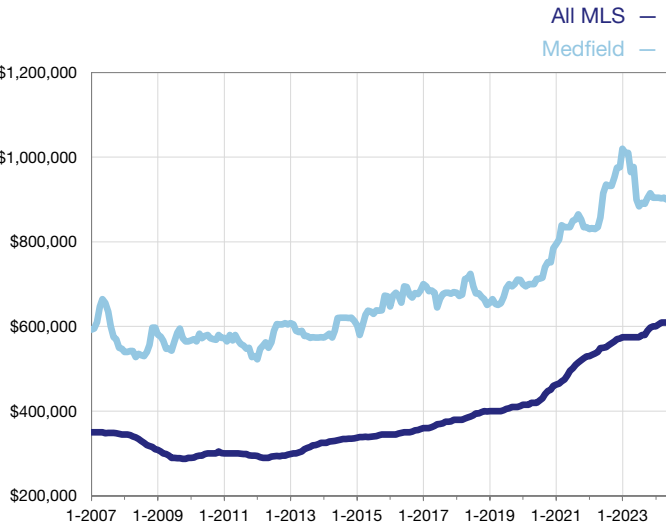
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	15	23	+ 53.3%	47	55	+ 17.0%
Closed Sales	12	9	- 25.0%	28	35	+ 25.0%
Median Sales Price*	\$1,137,500	\$880,000	- 22.6%	\$1,001,500	\$1,030,000	+ 2.8%
Inventory of Homes for Sale	16	13	- 18.8%	--	--	--
Months Supply of Inventory	1.7	1.3	- 23.5%	--	--	--
Cumulative Days on Market Until Sale	18	18	0.0%	43	25	- 41.9%
Percent of Original List Price Received*	102.5%	104.6%	+ 2.0%	101.0%	101.6%	+ 0.6%
New Listings	22	23	+ 4.5%	60	66	+ 10.0%

* 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	4	6	+ 50.0%	9	18	+ 100.0%
Closed Sales	2	3	+ 50.0%	7	12	+ 71.4%
Median Sales Price*	\$456,500	\$1,100,000	+ 141.0%	\$618,000	\$850,000	+ 37.5%
Inventory of Homes for Sale	3	4	+ 33.3%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	72	24	- 66.7%	37	44	+ 18.9%
Percent of Original List Price Received*	96.9%	100.0%	+ 3.2%	100.9%	98.1%	- 2.8%
New Listings	3	6	+ 100.0%	9	20	+ 122.2%

* 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

