

Randolph

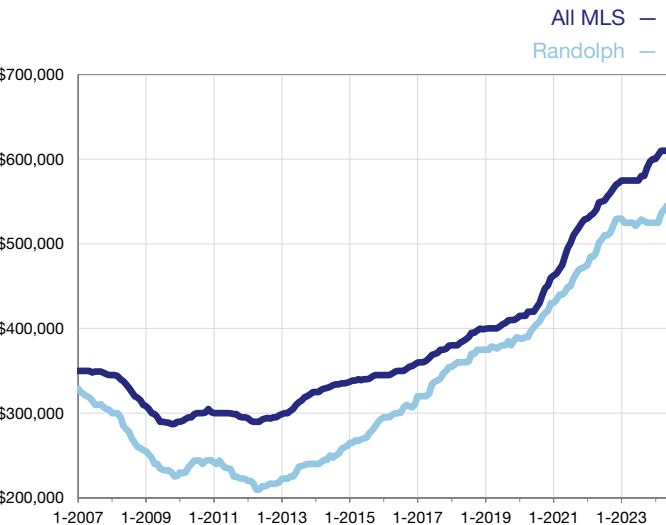
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	15	27	+ 80.0%	66	85	+ 28.8%
Closed Sales	15	13	- 13.3%	67	68	+ 1.5%
Median Sales Price*	\$500,000	\$603,000	+ 20.6%	\$504,900	\$568,000	+ 12.5%
Inventory of Homes for Sale	17	16	- 5.9%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	18	30	+ 66.7%	48	29	- 39.6%
Percent of Original List Price Received*	105.9%	104.0%	- 1.8%	99.4%	103.2%	+ 3.8%
New Listings	18	30	+ 66.7%	66	92	+ 39.4%

* 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	8	7	- 12.5%	26	28	+ 7.7%
Closed Sales	4	3	- 25.0%	24	22	- 8.3%
Median Sales Price*	\$220,000	\$304,000	+ 38.2%	\$298,000	\$322,500	+ 8.2%
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	0.4	0.9	+ 125.0%	--	--	--
Cumulative Days on Market Until Sale	15	10	- 33.3%	38	20	- 47.4%
Percent of Original List Price Received*	102.1%	107.2%	+ 5.0%	98.9%	104.7%	+ 5.9%
New Listings	3	10	+ 233.3%	21	32	+ 52.4%

* 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

