

Webster

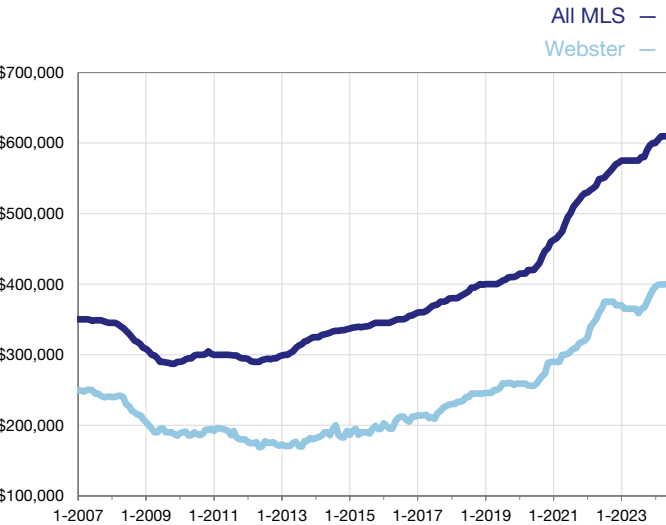
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	16	13	- 18.8%	51	49	- 3.9%
Closed Sales	7	5	- 28.6%	43	41	- 4.7%
Median Sales Price*	\$400,000	\$415,000	+ 3.8%	\$355,000	\$399,999	+ 12.7%
Inventory of Homes for Sale	14	20	+ 42.9%	--	--	--
Months Supply of Inventory	1.2	2.1	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	46	40	- 13.0%	40	45	+ 12.5%
Percent of Original List Price Received*	103.4%	106.4%	+ 2.9%	100.3%	99.8%	- 0.5%
New Listings	20	17	- 15.0%	59	59	0.0%

* 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	1	1	0.0%	4	8	+ 100.0%
Closed Sales	1	2	+ 100.0%	4	7	+ 75.0%
Median Sales Price*	\$375,000	\$357,450	- 4.7%	\$342,500	\$355,000	+ 3.6%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	1.8	0.4	- 77.8%	--	--	--
Cumulative Days on Market Until Sale	6	88	+ 1,366.7%	13	50	+ 284.6%
Percent of Original List Price Received*	104.2%	96.1%	- 7.8%	99.3%	99.4%	+ 0.1%
New Listings	3	1	- 66.7%	6	7	+ 16.7%

* 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

