

# Braintree

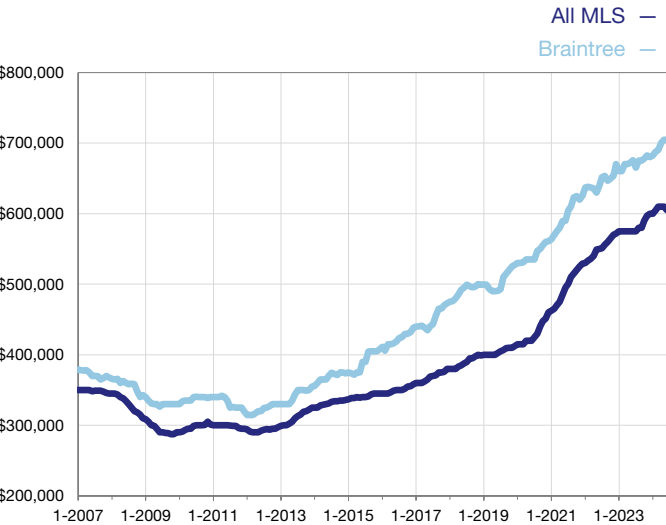
Single-Family Properties	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	19	34	+ 78.9%	98	115	+ 17.3%
Closed Sales	18	15	- 16.7%	87	90	+ 3.4%
Median Sales Price*	\$696,500	\$720,000	+ 3.4%	\$672,000	\$730,000	+ 8.6%
Inventory of Homes for Sale	24	27	+ 12.5%	--	--	--
Months Supply of Inventory	1.4	1.6	+ 14.3%	--	--	--
Cumulative Days on Market Until Sale	20	15	- 25.0%	31	27	- 12.9%
Percent of Original List Price Received*	102.6%	102.7%	+ 0.1%	101.2%	100.6%	- 0.6%
New Listings	26	31	+ 19.2%	113	133	+ 17.7%

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

Condominium Properties	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	9	10	+ 11.1%	44	35	- 20.5%
Closed Sales	12	11	- 8.3%	38	30	- 21.1%
Median Sales Price*	\$460,000	\$462,000	+ 0.4%	\$457,500	\$445,000	- 2.7%
Inventory of Homes for Sale	4	12	+ 200.0%	--	--	--
Months Supply of Inventory	0.6	2.2	+ 266.7%	--	--	--
Cumulative Days on Market Until Sale	14	22	+ 57.1%	26	21	- 19.2%
Percent of Original List Price Received*	101.8%	102.1%	+ 0.3%	101.5%	100.5%	- 1.0%
New Listings	8	14	+ 75.0%	47	46	- 2.1%

\* 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

