

Cambridge

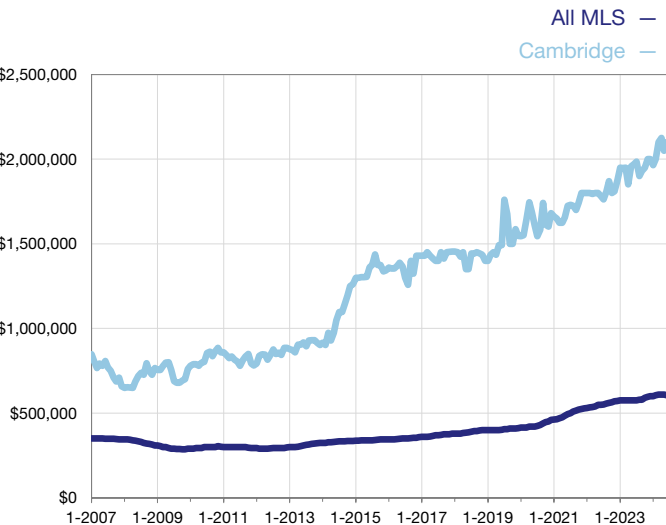
| Single-Family Properties | June | | | Year to Date | | |
|--|-------------|-------------|----------|--------------|-------------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 10 | 11 | + 10.0% | 46 | 64 | + 39.1% |
| Closed Sales | 7 | 10 | + 42.9% | 47 | 48 | + 2.1% |
| Median Sales Price* | \$1,900,000 | \$1,712,500 | - 9.9% | \$2,000,000 | \$2,101,500 | + 5.1% |
| Inventory of Homes for Sale | 19 | 29 | + 52.6% | -- | -- | -- |
| Months Supply of Inventory | 2.2 | 3.6 | + 63.6% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 30 | 91 | + 203.3% | 55 | 51 | - 7.3% |
| Percent of Original List Price Received* | 108.9% | 94.0% | - 13.7% | 101.9% | 99.6% | - 2.3% |
| New Listings | 11 | 15 | + 36.4% | 67 | 92 | + 37.3% |

* 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 | 61 | 56 | - 8.2% | 316 | 265 | - 16.1% |
| Closed Sales | 85 | 47 | - 44.7% | 270 | 220 | - 18.5% |
| Median Sales Price* | \$955,000 | \$960,000 | + 0.5% | \$956,900 | \$960,000 | + 0.3% |
| Inventory of Homes for Sale | 113 | 111 | - 1.8% | -- | -- | -- |
| Months Supply of Inventory | 2.5 | 2.8 | + 12.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 28 | 43 | + 53.6% | 39 | 45 | + 15.4% |
| Percent of Original List Price Received* | 102.5% | 101.9% | - 0.6% | 100.2% | 100.8% | + 0.6% |
| New Listings | 72 | 64 | - 11.1% | 416 | 373 | - 10.3% |

* 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

