

# Newbury

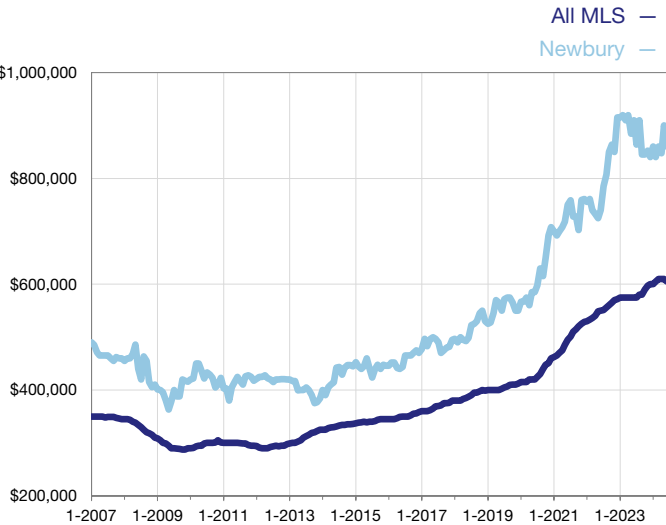
Single-Family Properties	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	10	+ 150.0%	26	37	+ 42.3%
Closed Sales	6	9	+ 50.0%	25	36	+ 44.0%
Median Sales Price*	\$1,125,000	\$1,025,100	- 8.9%	\$835,000	\$1,000,750	+ 19.9%
Inventory of Homes for Sale	19	19	0.0%	--	--	--
Months Supply of Inventory	4.4	3.2	- 27.3%	--	--	--
Cumulative Days on Market Until Sale	14	20	+ 42.9%	29	55	+ 89.7%
Percent of Original List Price Received*	107.1%	101.6%	- 5.1%	103.4%	98.4%	- 4.8%
New Listings	8	17	+ 112.5%	41	55	+ 34.1%

\* 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	2	4	+ 100.0%	4	5	+ 25.0%
Closed Sales	1	0	- 100.0%	6	1	- 83.3%
Median Sales Price*	\$405,000	\$0	- 100.0%	\$610,000	\$850,000	+ 39.3%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	19	0	- 100.0%	14	27	+ 92.9%
Percent of Original List Price Received*	108.0%	0.0%	- 100.0%	101.3%	94.5%	- 6.7%
New Listings	1	5	+ 400.0%	4	9	+ 125.0%

\* 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

