

# Spencer

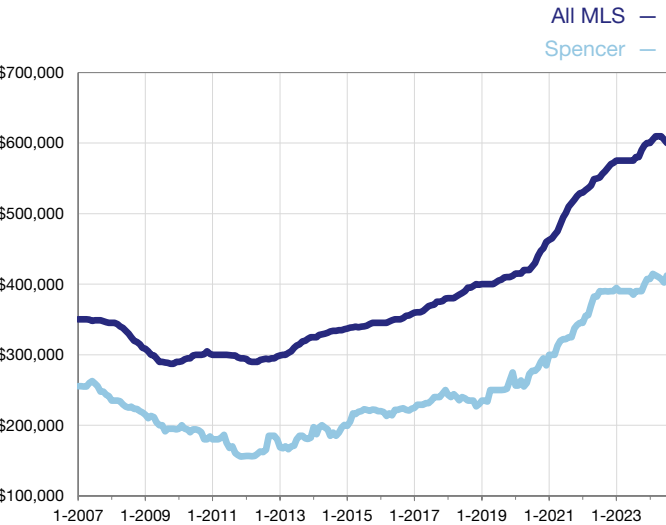
Single-Family Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	11	12	+ 9.1%	66	50	- 24.2%
Closed Sales	10	7	- 30.0%	60	41	- 31.7%
Median Sales Price*	\$399,500	\$310,000	- 22.4%	\$400,000	\$400,000	0.0%
Inventory of Homes for Sale	14	14	0.0%	--	--	--
Months Supply of Inventory	1.4	1.9	+ 35.7%	--	--	--
Cumulative Days on Market Until Sale	18	25	+ 38.9%	40	29	- 27.5%
Percent of Original List Price Received*	101.9%	92.3%	- 9.4%	100.5%	97.0%	- 3.5%
New Listings	10	10	0.0%	67	61	- 9.0%

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

Condominium Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	0	--	4	6	+ 50.0%
Closed Sales	1	0	- 100.0%	3	6	+ 100.0%
Median Sales Price*	\$260,000	\$0	- 100.0%	\$220,000	\$340,000	+ 54.5%
Inventory of Homes for Sale	4	0	- 100.0%	--	--	--
Months Supply of Inventory	4.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	3	0	- 100.0%	8	78	+ 875.0%
Percent of Original List Price Received*	113.1%	0.0%	- 100.0%	107.7%	99.3%	- 7.8%
New Listings	1	0	- 100.0%	6	4	- 33.3%

\* 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

