

Watertown

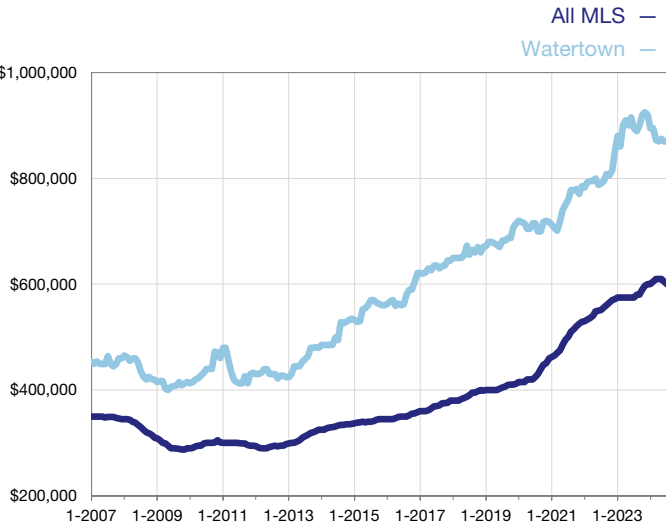
Single-Family Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	8	--	29	52	+ 79.3%
Closed Sales	6	9	+ 50.0%	36	42	+ 16.7%
Median Sales Price*	\$863,000	\$950,000	+ 10.1%	\$924,500	\$889,000	- 3.8%
Inventory of Homes for Sale	8	5	- 37.5%	--	--	--
Months Supply of Inventory	1.4	0.7	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	15	18	+ 20.0%	29	28	- 3.4%
Percent of Original List Price Received*	102.9%	104.2%	+ 1.3%	103.0%	103.3%	+ 0.3%
New Listings	5	6	+ 20.0%	40	55	+ 37.5%

* 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	14	14	0.0%	115	95	- 17.4%
Closed Sales	13	14	+ 7.7%	102	90	- 11.8%
Median Sales Price*	\$875,000	\$777,500	- 11.1%	\$728,000	\$690,000	- 5.2%
Inventory of Homes for Sale	23	19	- 17.4%	--	--	--
Months Supply of Inventory	1.6	1.4	- 12.5%	--	--	--
Cumulative Days on Market Until Sale	30	21	- 30.0%	35	30	- 14.3%
Percent of Original List Price Received*	100.5%	103.6%	+ 3.1%	101.1%	102.6%	+ 1.5%
New Listings	19	9	- 52.6%	133	109	- 18.0%

* 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

