

# Westford

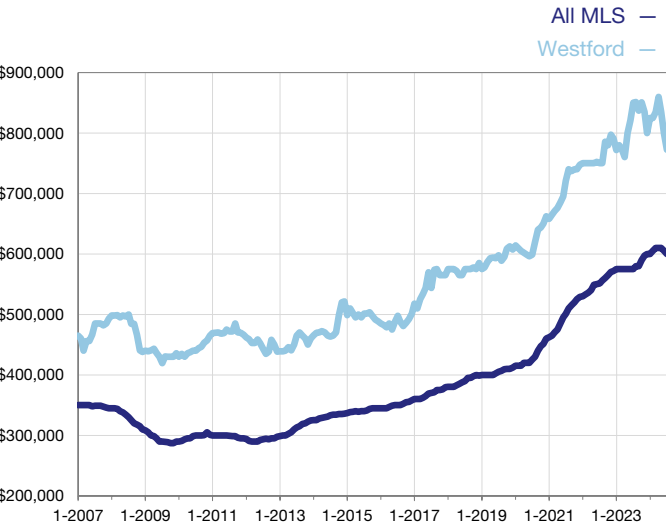
Single-Family Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	15	33	+ 120.0%	109	133	+ 22.0%
Closed Sales	23	26	+ 13.0%	99	98	- 1.0%
Median Sales Price*	\$950,000	\$1,044,000	+ 9.9%	\$850,000	\$942,500	+ 10.9%
Inventory of Homes for Sale	22	32	+ 45.5%	--	--	--
Months Supply of Inventory	1.5	2.0	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	32	17	- 46.9%	26	33	+ 26.9%
Percent of Original List Price Received*	103.2%	105.9%	+ 2.6%	103.2%	104.5%	+ 1.3%
New Listings	17	32	+ 88.2%	127	171	+ 34.6%

\* 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	7	10	+ 42.9%	21	38	+ 81.0%
Closed Sales	3	7	+ 133.3%	17	29	+ 70.6%
Median Sales Price*	\$284,000	\$400,000	+ 40.8%	\$499,990	\$605,000	+ 21.0%
Inventory of Homes for Sale	6	12	+ 100.0%	--	--	--
Months Supply of Inventory	1.4	2.3	+ 64.3%	--	--	--
Cumulative Days on Market Until Sale	35	24	- 31.4%	43	32	- 25.6%
Percent of Original List Price Received*	95.4%	98.1%	+ 2.8%	99.5%	99.9%	+ 0.4%
New Listings	8	8	0.0%	24	47	+ 95.8%

\* 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

