

# Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Ashland

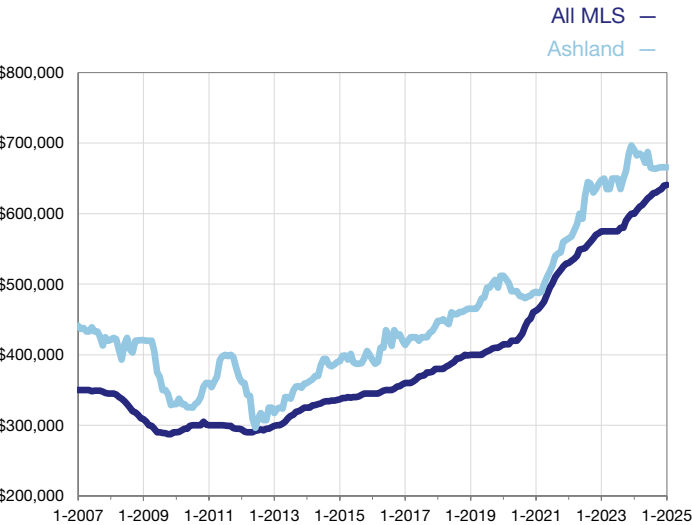
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	7	+ 75.0%	4	7	+ 75.0%
Closed Sales	5	3	- 40.0%	5	3	- 40.0%
Median Sales Price*	\$660,000	\$590,000	- 10.6%	\$660,000	\$590,000	- 10.6%
Inventory of Homes for Sale	10	2	- 80.0%	--	--	--
Months Supply of Inventory	1.1	0.2	- 81.8%	--	--	--
Cumulative Days on Market Until Sale	70	29	- 58.6%	70	29	- 58.6%
Percent of Original List Price Received*	91.2%	100.2%	+ 9.9%	91.2%	100.2%	+ 9.9%
New Listings	9	7	- 22.2%	9	7	- 22.2%

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

Condominium Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	6	+ 50.0%	4	6	+ 50.0%
Closed Sales	6	7	+ 16.7%	6	7	+ 16.7%
Median Sales Price*	\$492,500	\$515,000	+ 4.6%	\$492,500	\$515,000	+ 4.6%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--
Cumulative Days on Market Until Sale	12	27	+ 125.0%	12	27	+ 125.0%
Percent of Original List Price Received*	104.7%	100.7%	- 3.8%	104.7%	100.7%	- 3.8%
New Listings	4	8	+ 100.0%	4	8	+ 100.0%

\* 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

