

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Bedford

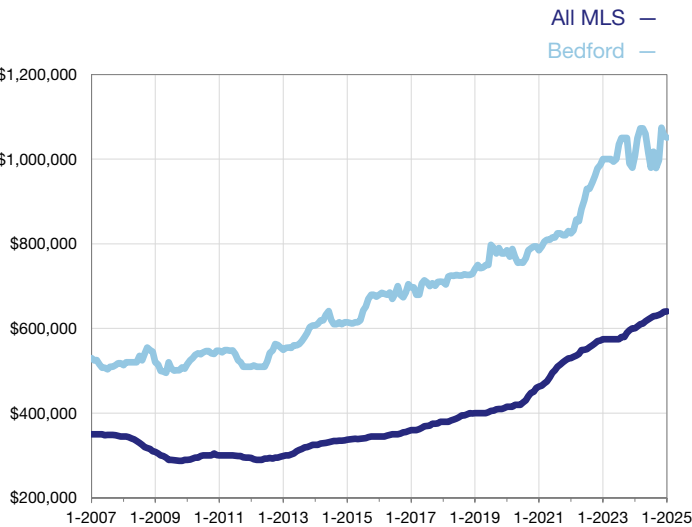
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	5	2	- 60.0%	5	2	- 60.0%
Closed Sales	1	4	+ 300.0%	1	4	+ 300.0%
Median Sales Price*	\$3,000,000	\$944,000	- 68.5%	\$3,000,000	\$944,000	- 68.5%
Inventory of Homes for Sale	11	10	- 9.1%	--	--	--
Months Supply of Inventory	1.3	1.3	0.0%	--	--	--
Cumulative Days on Market Until Sale	65	85	+ 30.8%	65	85	+ 30.8%
Percent of Original List Price Received*	96.8%	93.9%	- 3.0%	96.8%	93.9%	- 3.0%
New Listings	10	6	- 40.0%	10	6	- 40.0%

* 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	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	2	1	- 50.0%	2	1	- 50.0%
Median Sales Price*	\$737,000	\$660,000	- 10.4%	\$737,000	\$660,000	- 10.4%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.5	0.4	- 73.3%	--	--	--
Cumulative Days on Market Until Sale	20	25	+ 25.0%	20	25	+ 25.0%
Percent of Original List Price Received*	98.8%	101.5%	+ 2.7%	98.8%	101.5%	+ 2.7%
New Listings	2	1	- 50.0%	2	1	- 50.0%

* 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

