

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lee

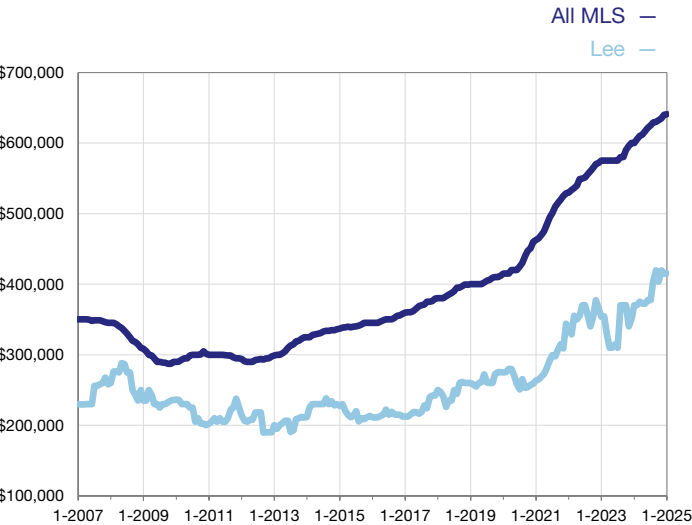
Single-Family Properties				January			Year to Date		
Key Metrics				2024	2025	+ / -	2024	2025	+ / -
Pending Sales				4	0	- 100.0%	4	0	- 100.0%
Closed Sales				5	4	- 20.0%	5	4	- 20.0%
Median Sales Price*				\$380,000	\$331,000	- 12.9%	\$380,000	\$331,000	- 12.9%
Inventory of Homes for Sale				15	8	- 46.7%	--	--	--
Months Supply of Inventory				3.6	2.0	- 44.4%	--	--	--
Cumulative Days on Market Until Sale				131	67	- 48.9%	131	67	- 48.9%
Percent of Original List Price Received*				90.1%	97.9%	+ 8.7%	90.1%	97.9%	+ 8.7%
New Listings				7	2	- 71.4%	7	2	- 71.4%

* 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		
Key Metrics				2024	2025	+ / -	2024	2025	+ / -
Pending Sales				0	0	--	0	0	--
Closed Sales				1	0	- 100.0%	1	0	- 100.0%
Median Sales Price*				\$600,000	\$0	- 100.0%	\$600,000	\$0	- 100.0%
Inventory of Homes for Sale				2	2	0.0%	--	--	--
Months Supply of Inventory				1.6	0.9	- 43.8%	--	--	--
Cumulative Days on Market Until Sale				72	0	- 100.0%	72	0	- 100.0%
Percent of Original List Price Received*				96.2%	0.0%	- 100.0%	96.2%	0.0%	- 100.0%
New Listings				0	1	--	0	1	--

* 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

