

# Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Sterling

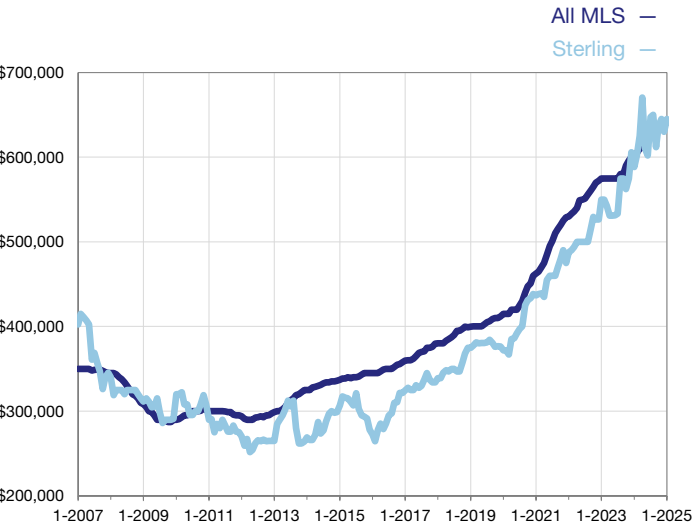
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	2	- 50.0%	4	2	- 50.0%
Closed Sales	5	2	- 60.0%	5	2	- 60.0%
Median Sales Price*	\$535,000	\$903,500	+ 68.9%	\$535,000	\$903,500	+ 68.9%
Inventory of Homes for Sale	5	7	+ 40.0%	--	--	--
Months Supply of Inventory	1.2	1.4	+ 16.7%	--	--	--
Cumulative Days on Market Until Sale	47	37	- 21.3%	47	37	- 21.3%
Percent of Original List Price Received*	100.5%	96.7%	- 3.8%	100.5%	96.7%	- 3.8%
New Listings	3	4	+ 33.3%	3	4	+ 33.3%

\* 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	1	0.0%	1	1	0.0%
Closed Sales	0	1	--	0	1	--
Median Sales Price*	\$0	\$575,000	--	\$0	\$575,000	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.5	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	32	--	0	32	--
Percent of Original List Price Received*	0.0%	96.6%	--	0.0%	96.6%	--
New Listings	1	0	- 100.0%	1	0	- 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

