Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Wendell

Single-Family 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*	$375,000	**$0**	- 100.0%	$375,000	**$0**	- 100.0%
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	41	**0**	- 100.0%	41	**0**	- 100.0%
Percent of Original List Price Received*	94.0%	**0.0%**	- 100.0%	94.0%	**0.0%**	- 100.0%
New Listings	0	**0**	--	0	**0**	--

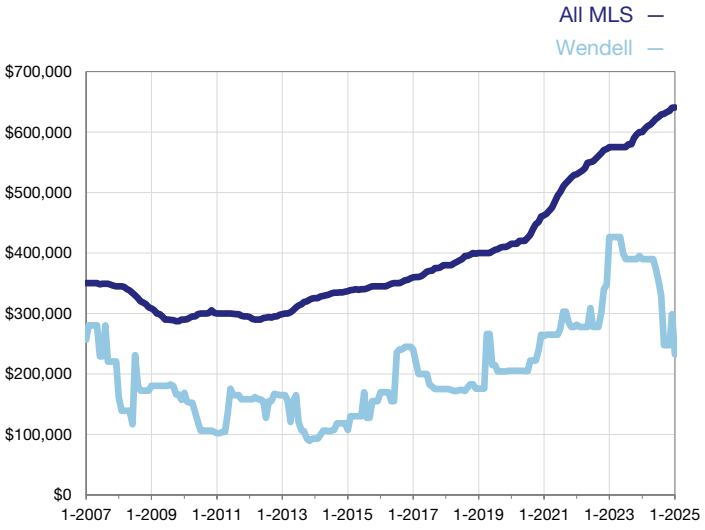
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

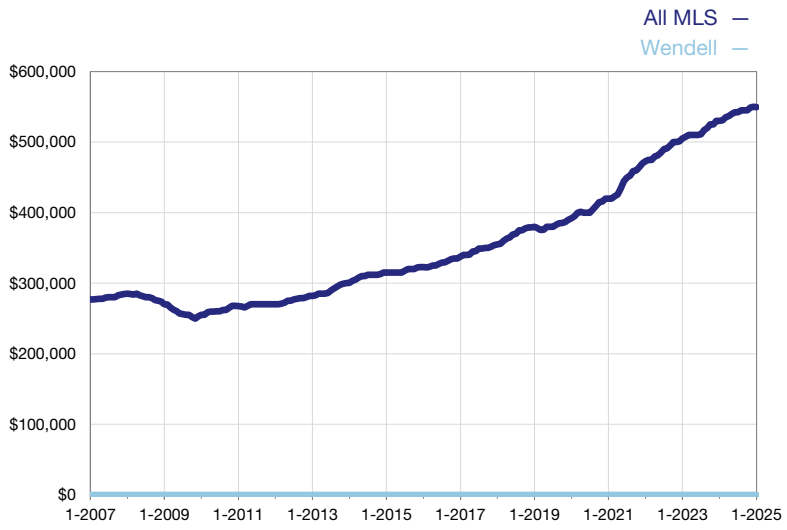
	January			Year to Date		
Key Metrics	**2024**	**2025**	**+ / –**	**2024**	**2025**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	0	**0**	--
Percent of Original List Price Received*	0.0%	**0.0%**	--	0.0%	**0.0%**	--
New Listings	0	**0**	--	0	**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



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