

Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Groton

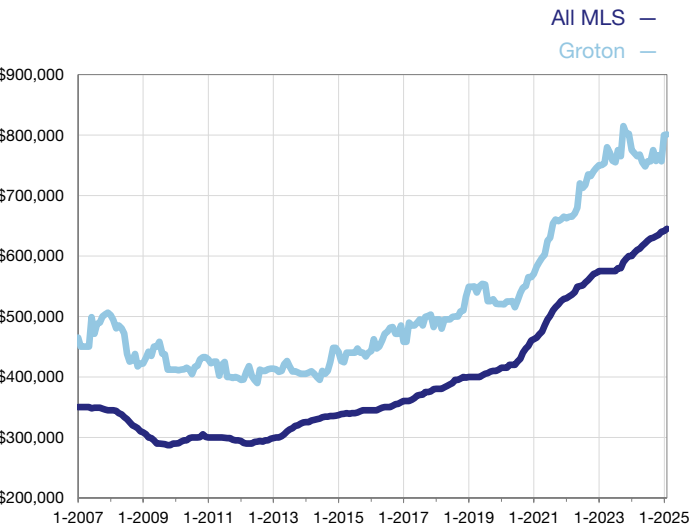
Single-Family Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	9	8	- 11.1%	12	15	+ 25.0%
Closed Sales	2	5	+ 150.0%	7	8	+ 14.3%
Median Sales Price*	\$482,500	\$715,000	+ 48.2%	\$505,000	\$824,500	+ 63.3%
Inventory of Homes for Sale	7	18	+ 157.1%	--	--	--
Months Supply of Inventory	0.9	2.1	+ 133.3%	--	--	--
Cumulative Days on Market Until Sale	14	12	- 14.3%	23	32	+ 39.1%
Percent of Original List Price Received*	99.6%	104.6%	+ 5.0%	102.3%	99.6%	- 2.6%
New Listings	4	8	+ 100.0%	12	22	+ 83.3%

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

Condominium Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	2	0	- 100.0%	4	1	- 75.0%
Closed Sales	1	0	- 100.0%	2	2	0.0%
Median Sales Price*	\$1,009,914	\$0	- 100.0%	\$996,002	\$907,290	- 8.9%
Inventory of Homes for Sale	13	5	- 61.5%	--	--	--
Months Supply of Inventory	6.2	1.7	- 72.6%	--	--	--
Cumulative Days on Market Until Sale	432	0	- 100.0%	275	95	- 65.5%
Percent of Original List Price Received*	112.5%	0.0%	- 100.0%	106.8%	107.8%	+ 0.9%
New Listings	3	0	- 100.0%	6	1	- 83.3%

* 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

