

Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Uxbridge

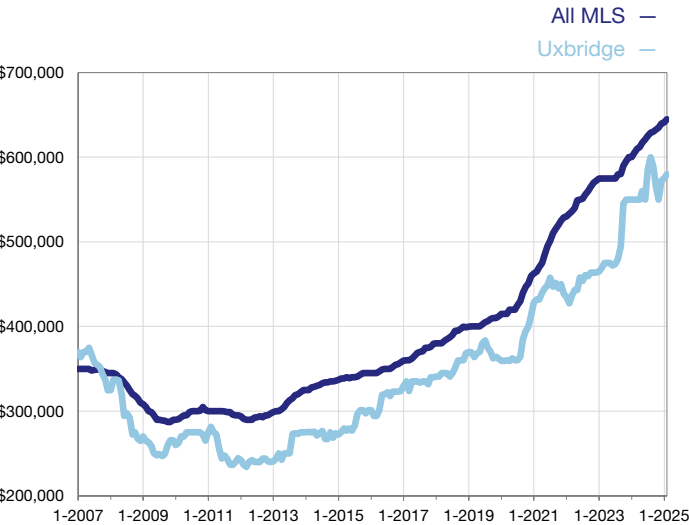
Single-Family Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	5	+ 25.0%	7	11	+ 57.1%
Closed Sales	3	3	0.0%	5	12	+ 140.0%
Median Sales Price*	\$411,000	\$370,000	- 10.0%	\$570,000	\$619,950	+ 8.8%
Inventory of Homes for Sale	6	15	+ 150.0%	--	--	--
Months Supply of Inventory	0.8	1.7	+ 112.5%	--	--	--
Cumulative Days on Market Until Sale	25	56	+ 124.0%	42	70	+ 66.7%
Percent of Original List Price Received*	104.1%	97.6%	- 6.2%	100.5%	97.6%	- 2.9%
New Listings	5	5	0.0%	10	12	+ 20.0%

* 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	6	9	+ 50.0%	14	13	- 7.1%
Closed Sales	3	3	0.0%	7	8	+ 14.3%
Median Sales Price*	\$370,000	\$525,000	+ 41.9%	\$349,999	\$515,000	+ 47.1%
Inventory of Homes for Sale	13	5	- 61.5%	--	--	--
Months Supply of Inventory	1.7	0.8	- 52.9%	--	--	--
Cumulative Days on Market Until Sale	17	30	+ 76.5%	38	33	- 13.2%
Percent of Original List Price Received*	99.6%	100.1%	+ 0.5%	97.6%	97.8%	+ 0.2%
New Listings	8	6	- 25.0%	15	10	- 33.3%

* 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

