

Gloucester

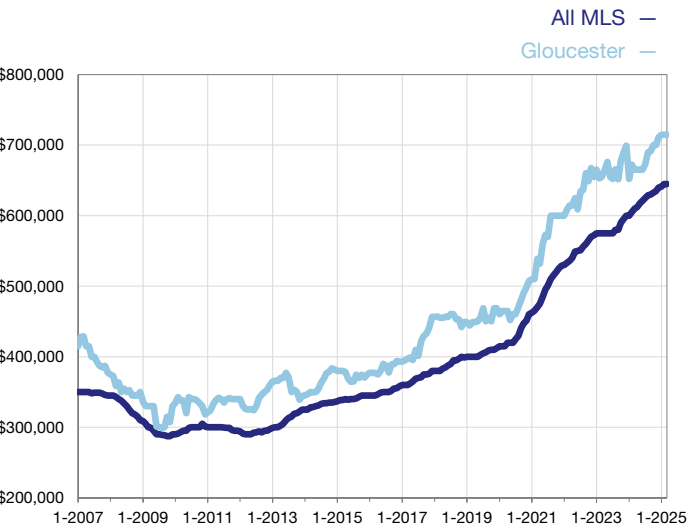
Single-Family Properties	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	11	7	- 36.4%	22	20	- 9.1%
Closed Sales	3	5	+ 66.7%	16	18	+ 12.5%
Median Sales Price*	\$550,000	\$725,000	+ 31.8%	\$553,000	\$705,000	+ 27.5%
Inventory of Homes for Sale	19	14	- 26.3%	--	--	--
Months Supply of Inventory	1.9	1.4	- 26.3%	--	--	--
Cumulative Days on Market Until Sale	75	48	- 36.0%	90	54	- 40.0%
Percent of Original List Price Received*	87.9%	101.8%	+ 15.8%	89.5%	97.1%	+ 8.5%
New Listings	11	10	- 9.1%	26	24	- 7.7%

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

Condominium Properties	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	8	6	- 25.0%	15	15	0.0%
Closed Sales	4	9	+ 125.0%	13	16	+ 23.1%
Median Sales Price*	\$450,000	\$825,000	+ 83.3%	\$569,000	\$747,500	+ 31.4%
Inventory of Homes for Sale	10	8	- 20.0%	--	--	--
Months Supply of Inventory	1.4	1.3	- 7.1%	--	--	--
Cumulative Days on Market Until Sale	52	78	+ 50.0%	68	64	- 5.9%
Percent of Original List Price Received*	101.2%	100.3%	- 0.9%	98.7%	98.7%	0.0%
New Listings	6	5	- 16.7%	16	18	+ 12.5%

* 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

