

Marlborough

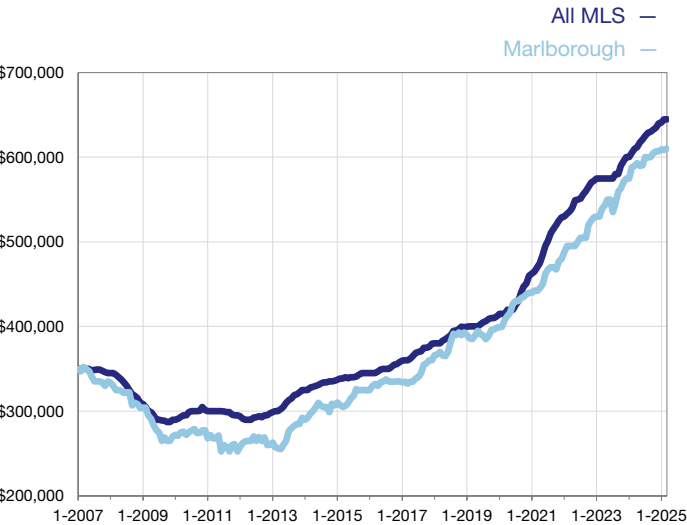
Single-Family Properties	March			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	22	18	- 18.2%	40	40	0.0%
Closed Sales	14	11	- 21.4%	30	32	+ 6.7%
Median Sales Price*	\$590,000	\$615,000	+ 4.2%	\$590,000	\$622,500	+ 5.5%
Inventory of Homes for Sale	16	16	0.0%	--	--	--
Months Supply of Inventory	1.0	0.9	- 10.0%	--	--	--
Cumulative Days on Market Until Sale	30	41	+ 36.7%	50	33	- 34.0%
Percent of Original List Price Received*	101.1%	103.1%	+ 2.0%	98.4%	101.9%	+ 3.6%
New Listings	21	23	+ 9.5%	44	49	+ 11.4%

* 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	5	6	+ 20.0%	17	14	- 17.6%
Closed Sales	5	3	- 40.0%	15	11	- 26.7%
Median Sales Price*	\$370,000	\$550,000	+ 48.6%	\$475,000	\$445,000	- 6.3%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	39	28	- 28.2%	35	32	- 8.6%
Percent of Original List Price Received*	103.4%	99.2%	- 4.1%	102.6%	100.6%	- 1.9%
New Listings	7	7	0.0%	17	14	- 17.6%

* 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

