

Webster

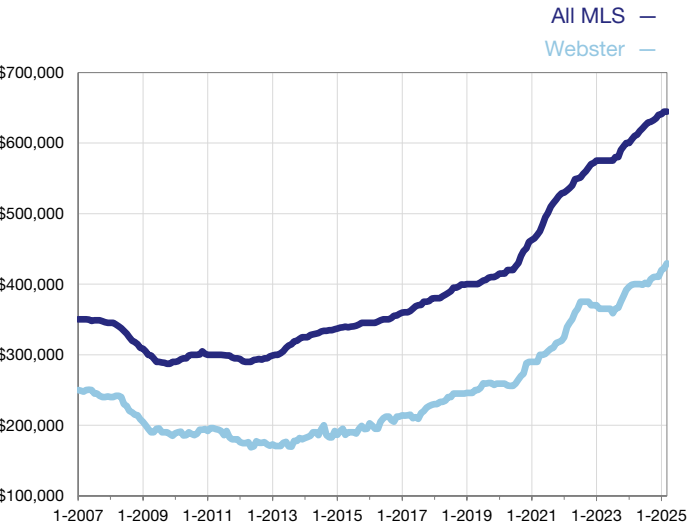
Single-Family Properties	March			Year to Date		
	2024	2025	+ / –	2024	2025	+ / –
Key Metrics						
Pending Sales	13	13	0.0%	26	30	+ 15.4%
Closed Sales	11	8	- 27.3%	29	20	- 31.0%
Median Sales Price*	\$400,000	\$453,500	+ 13.4%	\$399,999	\$435,000	+ 8.8%
Inventory of Homes for Sale	10	8	- 20.0%	--	--	--
Months Supply of Inventory	1.0	0.8	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	56	65	+ 16.1%	44	46	+ 4.5%
Percent of Original List Price Received*	97.0%	97.7%	+ 0.7%	98.8%	97.7%	- 1.1%
New Listings	5	14	+ 180.0%	23	29	+ 26.1%

* 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	1	0	- 100.0%	5	2	- 60.0%
Closed Sales	4	1	- 75.0%	4	2	- 50.0%
Median Sales Price*	\$360,000	\$435,000	+ 20.8%	\$360,000	\$527,500	+ 46.5%
Inventory of Homes for Sale	4	4	0.0%	--	--	--
Months Supply of Inventory	1.8	2.0	+ 11.1%	--	--	--
Cumulative Days on Market Until Sale	42	11	- 73.8%	42	38	- 9.5%
Percent of Original List Price Received*	98.8%	101.2%	+ 2.4%	98.8%	98.3%	- 0.5%
New Listings	3	1	- 66.7%	7	5	- 28.6%

* 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

