

Amherst

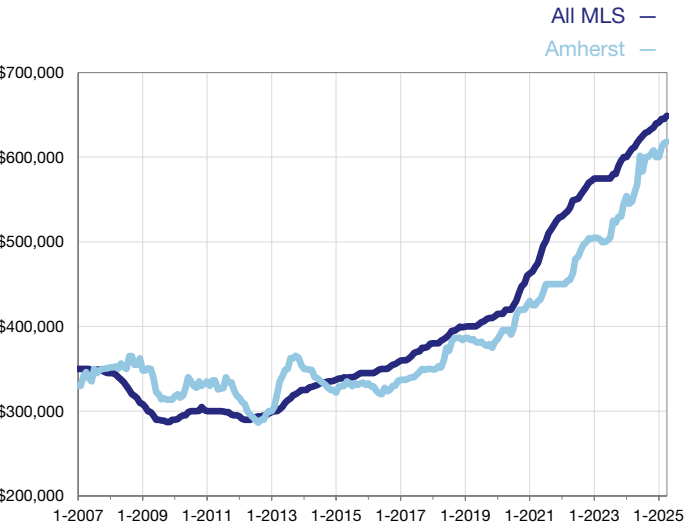
Single-Family Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	18	15	- 16.7%	37	40	+ 8.1%
Closed Sales	8	7	- 12.5%	29	32	+ 10.3%
Median Sales Price*	\$547,500	\$635,500	+ 16.1%	\$499,000	\$619,250	+ 24.1%
Inventory of Homes for Sale	21	14	- 33.3%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	37	20	- 45.9%	43	60	+ 39.5%
Percent of Original List Price Received*	97.9%	105.7%	+ 8.0%	99.8%	97.7%	- 2.1%
New Listings	23	17	- 26.1%	50	45	- 10.0%

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

Condominium Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	6	4	- 33.3%	14	14	0.0%
Closed Sales	5	6	+ 20.0%	16	13	- 18.8%
Median Sales Price*	\$330,000	\$282,500	- 14.4%	\$318,750	\$280,000	- 12.2%
Inventory of Homes for Sale	5	5	0.0%	--	--	--
Months Supply of Inventory	1.2	1.3	+ 8.3%	--	--	--
Cumulative Days on Market Until Sale	21	25	+ 19.0%	46	50	+ 8.7%
Percent of Original List Price Received*	102.4%	102.8%	+ 0.4%	98.0%	100.9%	+ 3.0%
New Listings	5	5	0.0%	16	16	0.0%

* 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

