

# Billerica

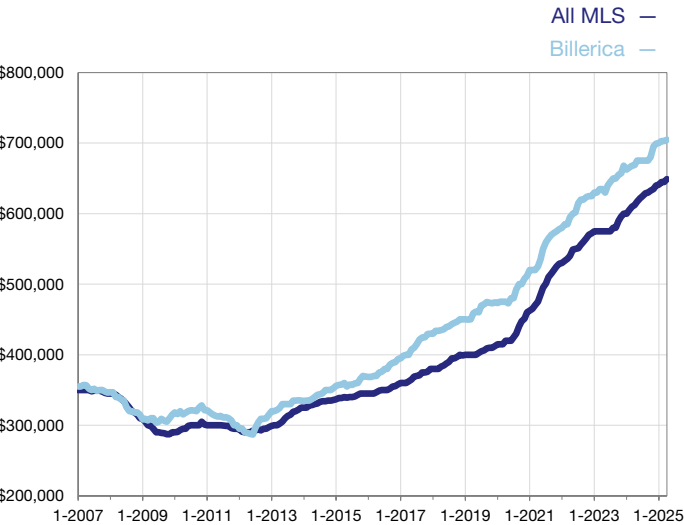
Single-Family Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	26	29	+ 11.5%	66	89	+ 34.8%
Closed Sales	16	25	+ 56.3%	58	79	+ 36.2%
Median Sales Price*	\$657,500	\$710,000	+ 8.0%	\$662,500	\$735,000	+ 10.9%
Inventory of Homes for Sale	17	26	+ 52.9%	--	--	--
Months Supply of Inventory	0.8	1.1	+ 37.5%	--	--	--
Cumulative Days on Market Until Sale	40	24	- 40.0%	30	32	+ 6.7%
Percent of Original List Price Received*	100.7%	103.5%	+ 2.8%	102.8%	101.0%	- 1.8%
New Listings	22	42	+ 90.9%	74	102	+ 37.8%

\* 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	5	5	0.0%	17	16	- 5.9%
Closed Sales	5	3	- 40.0%	11	15	+ 36.4%
Median Sales Price*	\$281,000	\$768,200	+ 173.4%	\$281,000	\$510,000	+ 81.5%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	0.7	0.4	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	11	8	- 27.3%	13	21	+ 61.5%
Percent of Original List Price Received*	100.5%	98.1%	- 2.4%	101.1%	100.8%	- 0.3%
New Listings	7	2	- 71.4%	20	19	- 5.0%

\* 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

