

Boxford

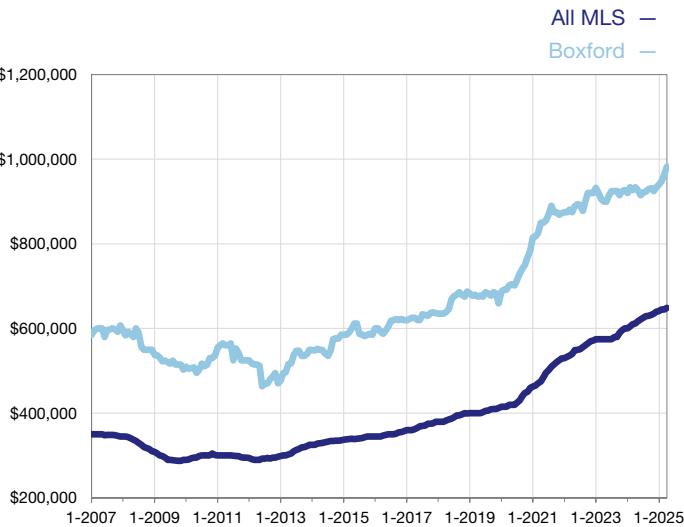
Single-Family Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	11	6	- 45.5%	20	19	- 5.0%
Closed Sales	3	8	+ 166.7%	11	22	+ 100.0%
Median Sales Price*	\$1,270,000	\$1,210,000	- 4.7%	\$900,000	\$1,255,500	+ 39.5%
Inventory of Homes for Sale	16	13	- 18.8%	--	--	--
Months Supply of Inventory	2.4	1.7	- 29.2%	--	--	--
Cumulative Days on Market Until Sale	22	25	+ 13.6%	33	41	+ 24.2%
Percent of Original List Price Received*	100.9%	101.3%	+ 0.4%	101.3%	96.8%	- 4.4%
New Listings	19	12	- 36.8%	33	27	- 18.2%

* 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	1	0	- 100.0%	3	1	- 66.7%
Closed Sales	1	0	- 100.0%	2	1	- 50.0%
Median Sales Price*	\$900,807	\$0	- 100.0%	\$929,569	\$1,600,000	+ 72.1%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	2.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	3	0	- 100.0%	121	221	+ 82.6%
Percent of Original List Price Received*	101.2%	0.0%	- 100.0%	96.2%	85.1%	- 11.5%
New Listings	3	0	- 100.0%	4	0	- 100.0%

* 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

