

Charlestown

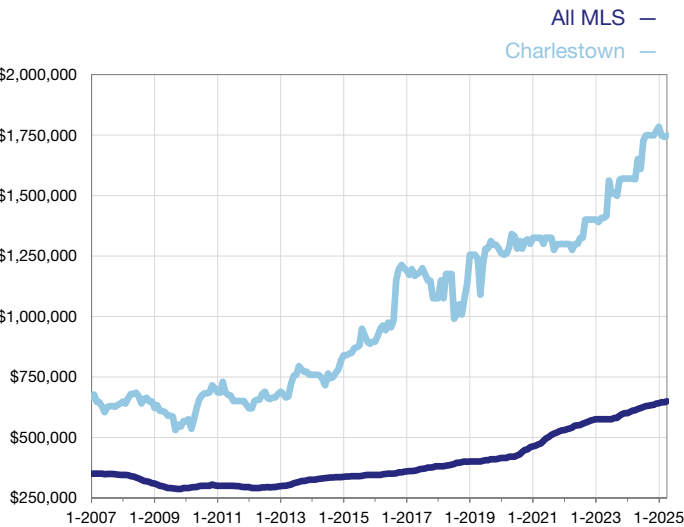
Single-Family Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	4	0.0%	11	12	+ 9.1%
Closed Sales	2	3	+ 50.0%	7	8	+ 14.3%
Median Sales Price*	\$1,525,500	\$2,250,000	+ 47.5%	\$1,900,000	\$1,904,250	+ 0.2%
Inventory of Homes for Sale	9	7	- 22.2%	--	--	--
Months Supply of Inventory	2.6	2.3	- 11.5%	--	--	--
Cumulative Days on Market Until Sale	11	79	+ 618.2%	47	56	+ 19.1%
Percent of Original List Price Received*	107.9%	98.3%	- 8.9%	97.8%	99.6%	+ 1.8%
New Listings	8	4	- 50.0%	17	16	- 5.9%

* 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	18	17	- 5.6%	43	53	+ 23.3%
Closed Sales	9	15	+ 66.7%	26	41	+ 57.7%
Median Sales Price*	\$855,000	\$1,110,000	+ 29.8%	\$877,500	\$945,000	+ 7.7%
Inventory of Homes for Sale	27	28	+ 3.7%	--	--	--
Months Supply of Inventory	2.5	2.0	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	30	41	+ 36.7%	41	45	+ 9.8%
Percent of Original List Price Received*	104.2%	103.0%	- 1.2%	100.3%	99.8%	- 0.5%
New Listings	27	32	+ 18.5%	67	72	+ 7.5%

* 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

