

# Natick

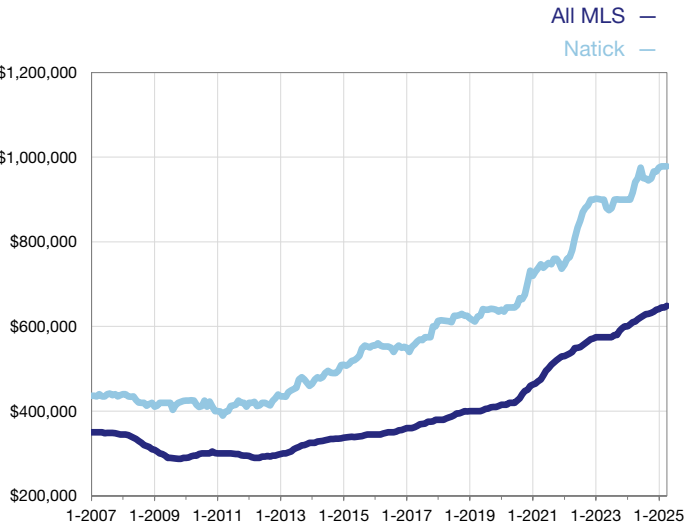
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	25	35	+ 40.0%	87	98	+ 12.6%
Closed Sales	25	23	- 8.0%	74	68	- 8.1%
Median Sales Price*	\$1,084,000	\$1,350,000	+ 24.5%	\$946,500	\$1,050,500	+ 11.0%
Inventory of Homes for Sale	32	41	+ 28.1%	--	--	--
Months Supply of Inventory	1.5	1.9	+ 26.7%	--	--	--
Cumulative Days on Market Until Sale	30	57	+ 90.0%	37	52	+ 40.5%
Percent of Original List Price Received*	102.8%	100.2%	- 2.5%	100.6%	99.6%	- 1.0%
New Listings	35	44	+ 25.7%	107	125	+ 16.8%

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

Condominium Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	11	20	+ 81.8%	36	46	+ 27.8%
Closed Sales	13	9	- 30.8%	28	32	+ 14.3%
Median Sales Price*	\$700,000	\$755,000	+ 7.9%	\$681,000	\$845,000	+ 24.1%
Inventory of Homes for Sale	15	13	- 13.3%	--	--	--
Months Supply of Inventory	2.0	1.3	- 35.0%	--	--	--
Cumulative Days on Market Until Sale	59	22	- 62.7%	38	53	+ 39.5%
Percent of Original List Price Received*	99.4%	99.2%	- 0.2%	100.4%	97.8%	- 2.6%
New Listings	15	19	+ 26.7%	44	49	+ 11.4%

\* 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

