

New Bedford

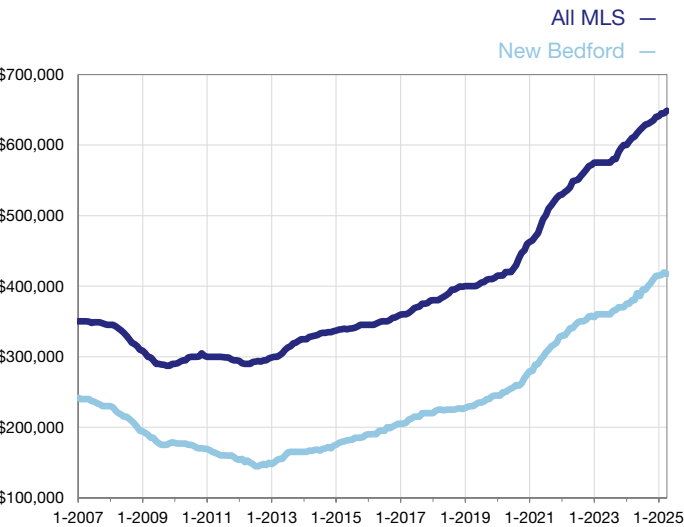
Single-Family Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	29	43	+ 48.3%	116	116	0.0%
Closed Sales	33	26	- 21.2%	112	88	- 21.4%
Median Sales Price*	\$430,000	\$455,000	+ 5.8%	\$397,450	\$418,000	+ 5.2%
Inventory of Homes for Sale	42	30	- 28.6%	--	--	--
Months Supply of Inventory	1.4	1.0	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	32	41	+ 28.1%	40	48	+ 20.0%
Percent of Original List Price Received*	100.4%	100.0%	- 0.4%	99.5%	98.0%	- 1.5%
New Listings	40	34	- 15.0%	121	116	- 4.1%

* 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	2	+ 100.0%	6	12	+ 100.0%
Closed Sales	2	2	0.0%	9	11	+ 22.2%
Median Sales Price*	\$257,000	\$331,500	+ 29.0%	\$285,000	\$236,000	- 17.2%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	1.4	2.5	+ 78.6%	--	--	--
Cumulative Days on Market Until Sale	20	18	- 10.0%	51	43	- 15.7%
Percent of Original List Price Received*	107.4%	101.2%	- 5.8%	97.6%	97.1%	- 0.5%
New Listings	0	2	--	7	14	+ 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

