

# Local Market Update – April 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Shelburne

### Single-Family Properties

Key Metrics	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	2	--	2	3	+ 50.0%
Closed Sales	1	0	- 100.0%	4	2	- 50.0%
Median Sales Price*	\$565,000	\$0	- 100.0%	\$470,000	\$632,500	+ 34.6%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	22	0	- 100.0%	65	45	- 30.8%
Percent of Original List Price Received*	107.6%	0.0%	- 100.0%	96.0%	93.3%	- 2.8%
New Listings	1	0	- 100.0%	2	3	+ 50.0%

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

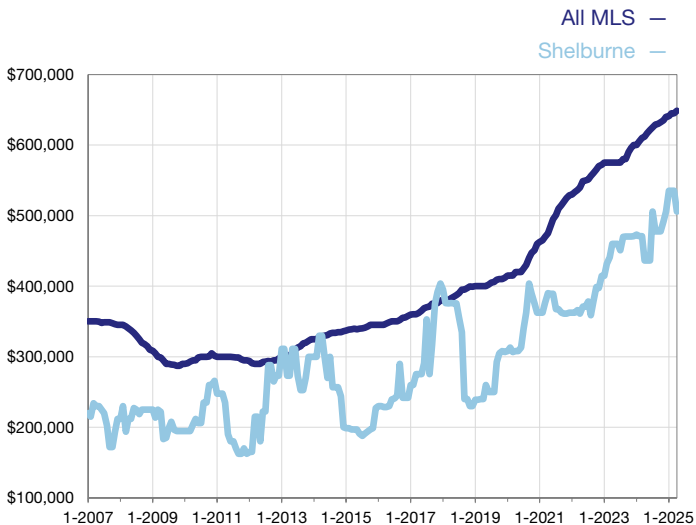
### Condominium Properties

Key Metrics	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$522,500	\$0	- 100.0%
Inventory of Homes for Sale	3	4	+ 33.3%	--	--	--
Months Supply of Inventory	1.5	4.0	+ 166.7%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	37	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	97.7%	0.0%	- 100.0%
New Listings	1	0	- 100.0%	1	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

