

# Southbridge

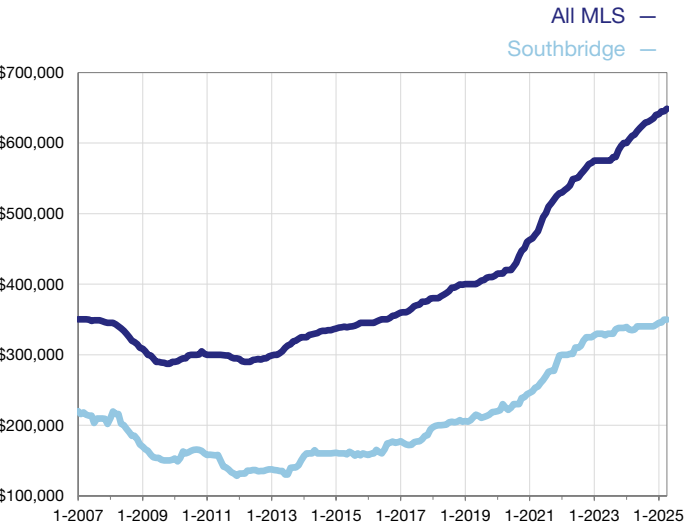
Single-Family Properties	April			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	7	9	+ 28.6%	30	27	- 10.0%
Closed Sales	10	9	- 10.0%	29	22	- 24.1%
Median Sales Price*	\$312,500	\$341,500	+ 9.3%	\$325,000	\$350,750	+ 7.9%
Inventory of Homes for Sale	14	16	+ 14.3%	--	--	--
Months Supply of Inventory	1.6	2.2	+ 37.5%	--	--	--
Cumulative Days on Market Until Sale	41	16	- 61.0%	30	45	+ 50.0%
Percent of Original List Price Received*	99.2%	104.3%	+ 5.1%	99.6%	100.1%	+ 0.5%
New Listings	7	15	+ 114.3%	36	44	+ 22.2%

\* 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	1	0.0%	3	6	+ 100.0%
Closed Sales	0	2	--	3	5	+ 66.7%
Median Sales Price*	\$0	\$324,500	--	\$210,000	\$224,000	+ 6.7%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	67	--	22	34	+ 54.5%
Percent of Original List Price Received*	0.0%	91.5%	--	99.9%	93.8%	- 6.1%
New Listings	0	0	--	3	6	+ 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

