

Spencer

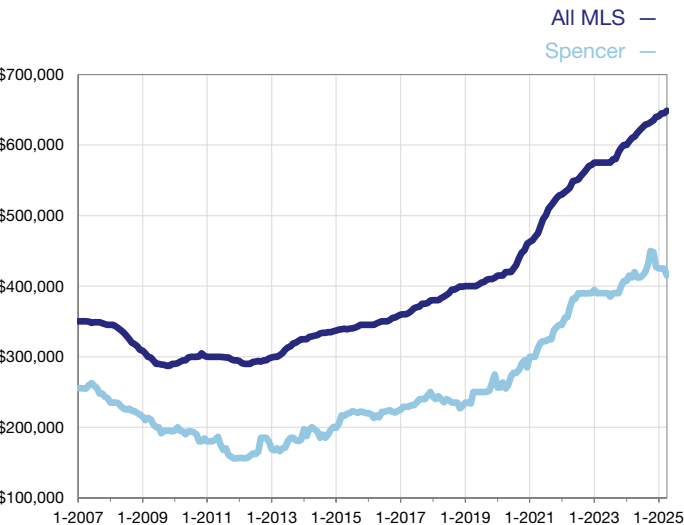
Single-Family Properties	April			Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	8	12	+ 50.0%	20	26	+ 30.0%
Closed Sales	6	7	+ 16.7%	17	25	+ 47.1%
Median Sales Price*	\$547,000	\$420,000	- 23.2%	\$470,000	\$375,000	- 20.2%
Inventory of Homes for Sale	8	13	+ 62.5%	--	--	--
Months Supply of Inventory	1.1	1.6	+ 45.5%	--	--	--
Cumulative Days on Market Until Sale	23	19	- 17.4%	29	42	+ 44.8%
Percent of Original List Price Received*	98.0%	104.2%	+ 6.3%	98.6%	98.7%	+ 0.1%
New Listings	7	18	+ 157.1%	23	38	+ 65.2%

* 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		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	1	1	0.0%	4	5	+ 25.0%
Closed Sales	2	2	0.0%	3	3	0.0%
Median Sales Price*	\$362,450	\$335,250	- 7.5%	\$275,000	\$315,000	+ 14.5%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.9	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	132	22	- 83.3%	106	61	- 42.5%
Percent of Original List Price Received*	98.8%	95.7%	- 3.1%	97.9%	91.4%	- 6.6%
New Listings	0	0	--	3	4	+ 33.3%

* 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

