

Westborough

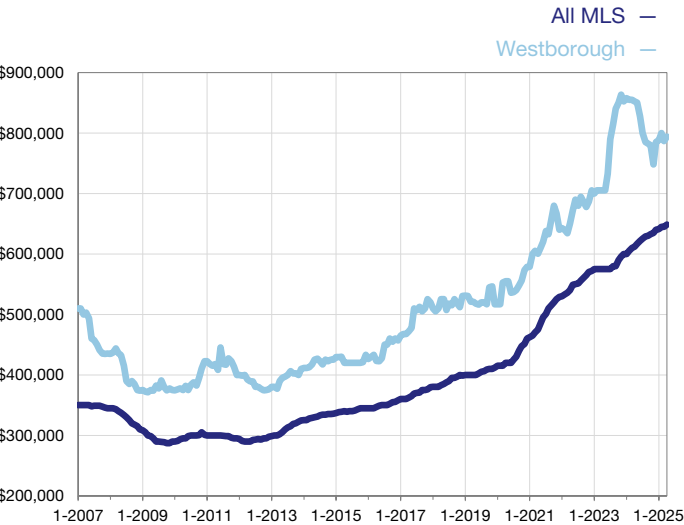
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	11	25	+ 127.3%	31	43	+ 38.7%
Closed Sales	6	6	0.0%	25	26	+ 4.0%
Median Sales Price*	\$642,500	\$993,000	+ 54.6%	\$725,000	\$930,000	+ 28.3%
Inventory of Homes for Sale	13	23	+ 76.9%	--	--	--
Months Supply of Inventory	1.3	2.3	+ 76.9%	--	--	--
Cumulative Days on Market Until Sale	21	23	+ 9.5%	43	33	- 23.3%
Percent of Original List Price Received*	100.9%	101.5%	+ 0.6%	99.2%	100.8%	+ 1.6%
New Listings	17	27	+ 58.8%	39	61	+ 56.4%

* 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	6	12	+ 100.0%	28	37	+ 32.1%
Closed Sales	3	10	+ 233.3%	12	39	+ 225.0%
Median Sales Price*	\$549,995	\$447,423	- 18.6%	\$500,345	\$459,995	- 8.1%
Inventory of Homes for Sale	10	16	+ 60.0%	--	--	--
Months Supply of Inventory	1.3	1.7	+ 30.8%	--	--	--
Cumulative Days on Market Until Sale	34	21	- 38.2%	40	28	- 30.0%
Percent of Original List Price Received*	93.5%	100.1%	+ 7.1%	98.2%	99.4%	+ 1.2%
New Listings	6	25	+ 316.7%	32	56	+ 75.0%

* 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

