

# Framingham

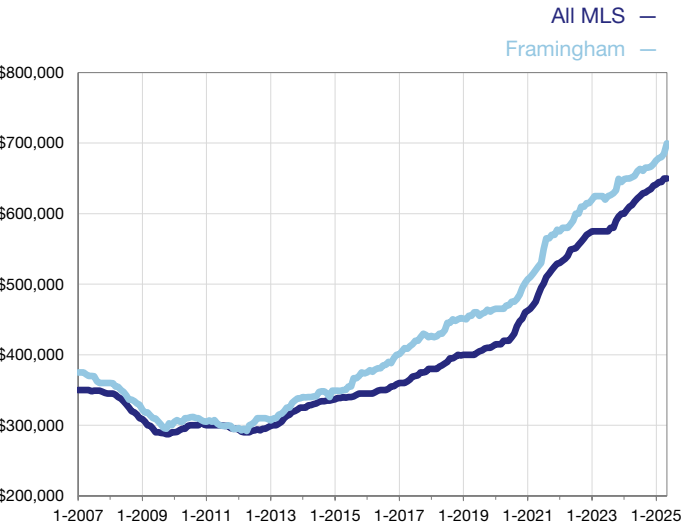
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	45	54	+ 20.0%	155	166	+ 7.1%
Closed Sales	41	40	- 2.4%	130	130	0.0%
Median Sales Price*	\$675,000	\$782,750	+ 16.0%	\$670,000	\$750,000	+ 11.9%
Inventory of Homes for Sale	41	45	+ 9.8%	--	--	--
Months Supply of Inventory	1.3	1.3	0.0%	--	--	--
Cumulative Days on Market Until Sale	18	13	- 27.8%	19	26	+ 36.8%
Percent of Original List Price Received*	105.4%	104.1%	- 1.2%	103.9%	102.5%	- 1.3%
New Listings	56	60	+ 7.1%	187	210	+ 12.3%

\* 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	11	13	+ 18.2%	51	46	- 9.8%
Closed Sales	11	13	+ 18.2%	46	41	- 10.9%
Median Sales Price*	\$432,500	\$330,000	- 23.7%	\$334,000	\$325,000	- 2.7%
Inventory of Homes for Sale	9	17	+ 88.9%	--	--	--
Months Supply of Inventory	0.9	2.0	+ 122.2%	--	--	--
Cumulative Days on Market Until Sale	39	48	+ 23.1%	24	35	+ 45.8%
Percent of Original List Price Received*	104.5%	100.5%	- 3.8%	103.1%	101.6%	- 1.5%
New Listings	10	19	+ 90.0%	53	61	+ 15.1%

\* 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

