

North Reading

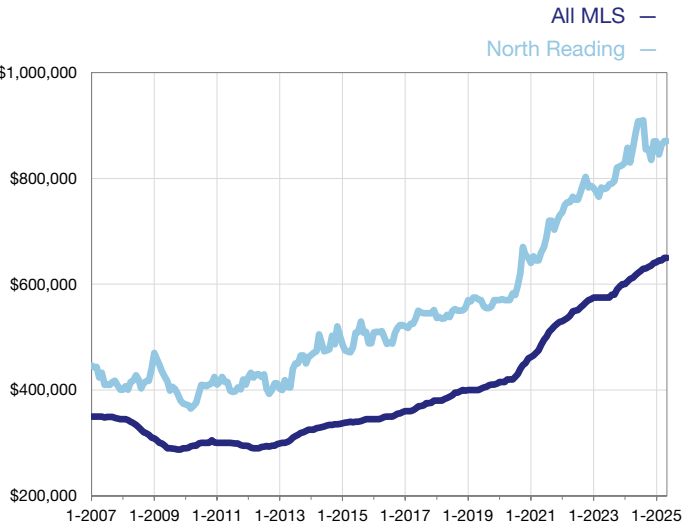
Single-Family Properties	May			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	10	16	+ 60.0%	36	45	+ 25.0%
Closed Sales	8	10	+ 25.0%	29	34	+ 17.2%
Median Sales Price*	\$988,000	\$940,500	- 4.8%	\$1,050,000	\$902,500	- 14.0%
Inventory of Homes for Sale	16	11	- 31.3%	--	--	--
Months Supply of Inventory	1.8	1.2	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	14	29	+ 107.1%	34	57	+ 67.6%
Percent of Original List Price Received*	105.5%	106.7%	+ 1.1%	101.8%	100.9%	- 0.9%
New Listings	14	12	- 14.3%	51	57	+ 11.8%

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

Condominium Properties	May			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	16	5	- 68.8%	44	36	- 18.2%
Closed Sales	23	7	- 69.6%	41	46	+ 12.2%
Median Sales Price*	\$587,445	\$515,000	- 12.3%	\$580,590	\$499,999	- 13.9%
Inventory of Homes for Sale	7	13	+ 85.7%	--	--	--
Months Supply of Inventory	0.8	2.0	+ 150.0%	--	--	--
Cumulative Days on Market Until Sale	20	23	+ 15.0%	24	30	+ 25.0%
Percent of Original List Price Received*	100.9%	105.7%	+ 4.8%	101.4%	100.9%	- 0.5%
New Listings	10	10	0.0%	54	54	0.0%

* 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

