

# Scituate

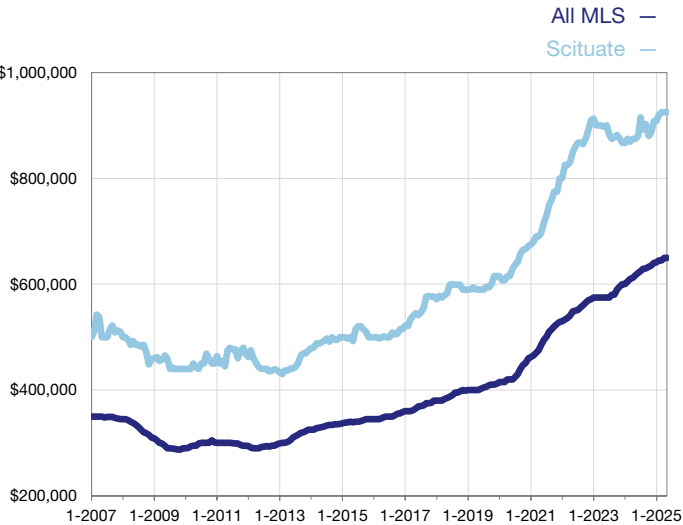
Single-Family Properties	May			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	20	22	+ 10.0%	64	63	- 1.6%
Closed Sales	19	16	- 15.8%	58	47	- 19.0%
Median Sales Price*	\$1,255,000	\$1,194,500	- 4.8%	\$877,500	\$1,150,000	+ 31.1%
Inventory of Homes for Sale	28	49	+ 75.0%	--	--	--
Months Supply of Inventory	1.9	3.3	+ 73.7%	--	--	--
Cumulative Days on Market Until Sale	49	24	- 51.0%	57	46	- 19.3%
Percent of Original List Price Received*	101.2%	104.8%	+ 3.6%	98.4%	101.3%	+ 2.9%
New Listings	25	37	+ 48.0%	86	102	+ 18.6%

\* 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	2	6	+ 200.0%	16	21	+ 31.3%
Closed Sales	1	3	+ 200.0%	17	16	- 5.9%
Median Sales Price*	\$479,000	\$735,000	+ 53.4%	\$750,000	\$785,000	+ 4.7%
Inventory of Homes for Sale	8	9	+ 12.5%	--	--	--
Months Supply of Inventory	2.2	2.3	+ 4.5%	--	--	--
Cumulative Days on Market Until Sale	11	29	+ 163.6%	54	64	+ 18.5%
Percent of Original List Price Received*	100.0%	97.9%	- 2.1%	97.9%	96.1%	- 1.8%
New Listings	6	6	0.0%	19	26	+ 36.8%

\* 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

