

Spencer

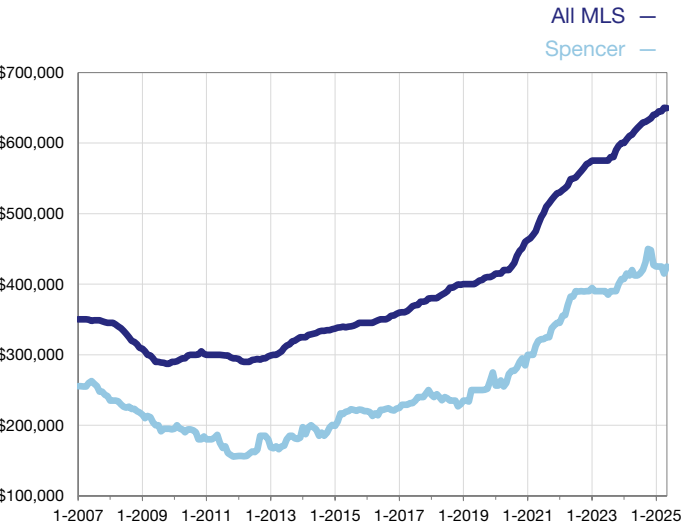
| Single-Family Properties | May | | | Year to Date | | |
|------------------------------------------|-----------|-----------|---------|--------------|-----------|---------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 8 | 11 | + 37.5% | 28 | 36 | + 28.6% |
| Closed Sales | 7 | 7 | 0.0% | 24 | 33 | + 37.5% |
| Median Sales Price* | \$375,000 | \$432,000 | + 15.2% | \$407,500 | \$415,000 | + 1.8% |
| Inventory of Homes for Sale | 11 | 19 | + 72.7% | -- | -- | -- |
| Months Supply of Inventory | 1.5 | 2.3 | + 53.3% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 35 | 41 | + 17.1% | 31 | 42 | + 35.5% |
| Percent of Original List Price Received* | 98.5% | 104.9% | + 6.5% | 98.6% | 100.0% | + 1.4% |
| New Listings | 11 | 16 | + 45.5% | 34 | 54 | + 58.8% |

* 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 | 1 | 2 | + 100.0% | 5 | 6 | + 20.0% |
| Closed Sales | 2 | 2 | 0.0% | 5 | 4 | - 20.0% |
| Median Sales Price* | \$342,500 | \$399,900 | + 16.8% | \$275,000 | \$357,450 | + 30.0% |
| 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 | 67 | 37 | - 44.8% | 90 | 63 | - 30.0% |
| Percent of Original List Price Received* | 100.3% | 100.0% | - 0.3% | 98.8% | 95.3% | - 3.5% |
| New Listings | 1 | 1 | 0.0% | 4 | 5 | + 25.0% |

* 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

