

Stoneham

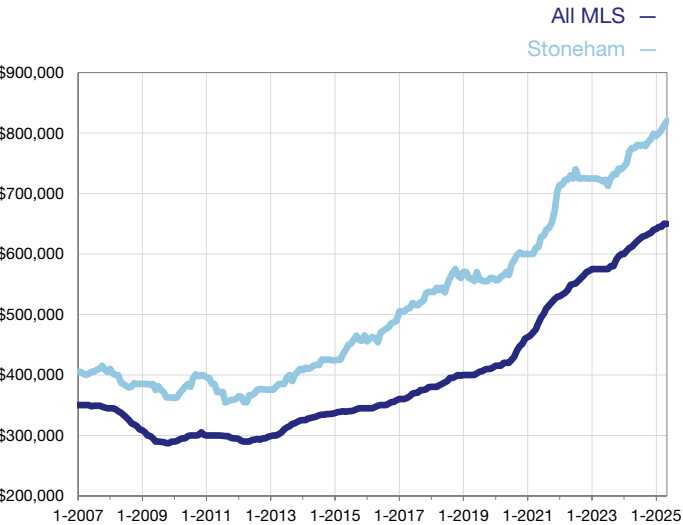
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	24	11	- 54.2%	56	50	- 10.7%
Closed Sales	12	12	0.0%	39	36	- 7.7%
Median Sales Price*	\$785,500	\$824,021	+ 4.9%	\$790,000	\$860,000	+ 8.9%
Inventory of Homes for Sale	16	10	- 37.5%	--	--	--
Months Supply of Inventory	1.3	0.9	- 30.8%	--	--	--
Cumulative Days on Market Until Sale	12	13	+ 8.3%	22	15	- 31.8%
Percent of Original List Price Received*	108.3%	107.4%	- 0.8%	108.6%	106.4%	- 2.0%
New Listings	29	11	- 62.1%	71	63	- 11.3%

* 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	9	8	- 11.1%	25	32	+ 28.0%
Closed Sales	6	6	0.0%	21	31	+ 47.6%
Median Sales Price*	\$400,000	\$442,500	+ 10.6%	\$416,000	\$426,000	+ 2.4%
Inventory of Homes for Sale	7	5	- 28.6%	--	--	--
Months Supply of Inventory	1.2	0.8	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	20	16	- 20.0%	18	20	+ 11.1%
Percent of Original List Price Received*	99.7%	104.2%	+ 4.5%	102.2%	102.2%	0.0%
New Listings	12	10	- 16.7%	31	35	+ 12.9%

* 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

