

# Waltham

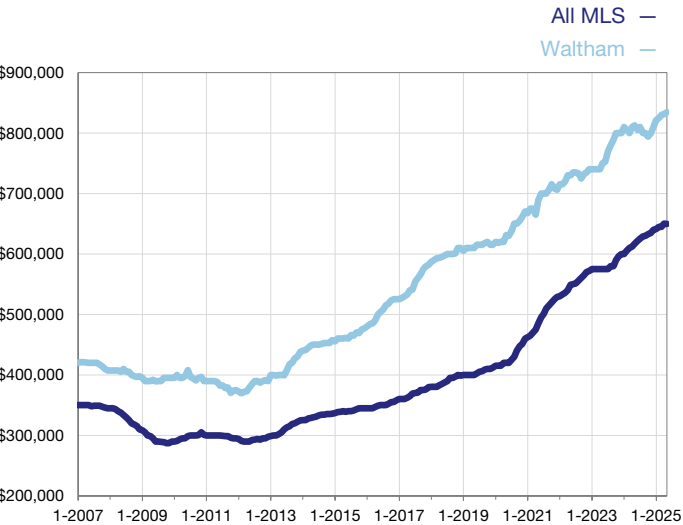
Single-Family Properties	May			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	26	27	+ 3.8%	90	93	+ 3.3%
Closed Sales	20	26	+ 30.0%	72	79	+ 9.7%
Median Sales Price*	\$840,000	\$900,000	+ 7.1%	\$799,000	\$900,000	+ 12.6%
Inventory of Homes for Sale	28	33	+ 17.9%	--	--	--
Months Supply of Inventory	1.4	1.7	+ 21.4%	--	--	--
Cumulative Days on Market Until Sale	17	15	- 11.8%	30	31	+ 3.3%
Percent of Original List Price Received*	104.4%	105.3%	+ 0.9%	102.6%	103.4%	+ 0.8%
New Listings	27	30	+ 11.1%	115	123	+ 7.0%

\* 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	15	25	+ 66.7%	76	98	+ 28.9%
Closed Sales	18	22	+ 22.2%	77	81	+ 5.2%
Median Sales Price*	\$809,000	\$577,500	- 28.6%	\$800,000	\$720,000	- 10.0%
Inventory of Homes for Sale	15	24	+ 60.0%	--	--	--
Months Supply of Inventory	1.1	1.4	+ 27.3%	--	--	--
Cumulative Days on Market Until Sale	29	26	- 10.3%	30	31	+ 3.3%
Percent of Original List Price Received*	103.0%	100.7%	- 2.2%	100.7%	101.1%	+ 0.4%
New Listings	19	17	- 10.5%	84	114	+ 35.7%

\* 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

