

Webster

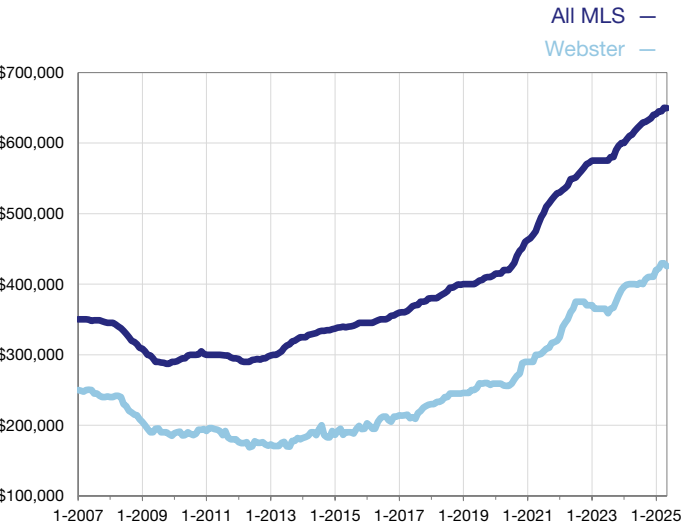
Single-Family Properties	May			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	14	12	- 14.3%	47	50	+ 6.4%
Closed Sales	6	14	+ 133.3%	42	40	- 4.8%
Median Sales Price*	\$455,000	\$392,500	- 13.7%	\$400,000	\$417,500	+ 4.4%
Inventory of Homes for Sale	21	14	- 33.3%	--	--	--
Months Supply of Inventory	2.2	1.3	- 40.9%	--	--	--
Cumulative Days on Market Until Sale	45	13	- 71.1%	46	34	- 26.1%
Percent of Original List Price Received*	104.4%	103.5%	- 0.9%	99.7%	99.9%	+ 0.2%
New Listings	17	13	- 23.5%	57	55	- 3.5%

* 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	3	+ 200.0%	9	5	- 44.4%
Closed Sales	2	0	- 100.0%	7	2	- 71.4%
Median Sales Price*	\$357,450	\$0	- 100.0%	\$355,000	\$527,500	+ 48.6%
Inventory of Homes for Sale	2	5	+ 150.0%	--	--	--
Months Supply of Inventory	0.8	2.4	+ 200.0%	--	--	--
Cumulative Days on Market Until Sale	88	0	- 100.0%	50	38	- 24.0%
Percent of Original List Price Received*	96.1%	0.0%	- 100.0%	99.4%	98.3%	- 1.1%
New Listings	1	1	0.0%	9	11	+ 22.2%

* 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

