

Westfield

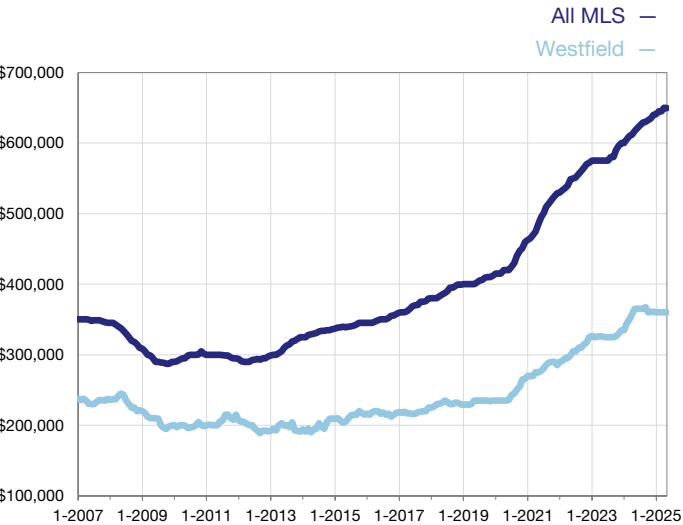
Single-Family Properties	May			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	24	27	+ 12.5%	97	87	- 10.3%
Closed Sales	32	19	- 40.6%	91	71	- 22.0%
Median Sales Price*	\$364,950	\$380,000	+ 4.1%	\$365,000	\$355,500	- 2.6%
Inventory of Homes for Sale	40	21	- 47.5%	--	--	--
Months Supply of Inventory	1.9	1.1	- 42.1%	--	--	--
Cumulative Days on Market Until Sale	38	20	- 47.4%	35	39	+ 11.4%
Percent of Original List Price Received*	102.9%	103.1%	+ 0.2%	102.5%	100.2%	- 2.2%
New Listings	35	24	- 31.4%	122	94	- 23.0%

* 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	2	4	+ 100.0%	13	12	- 7.7%
Closed Sales	4	1	- 75.0%	11	10	- 9.1%
Median Sales Price*	\$249,950	\$215,000	- 14.0%	\$249,900	\$239,000	- 4.4%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	12	6	- 50.0%	24	40	+ 66.7%
Percent of Original List Price Received*	104.2%	119.5%	+ 14.7%	102.5%	98.2%	- 4.2%
New Listings	4	3	- 25.0%	14	8	- 42.9%

* 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

