

Boxborough

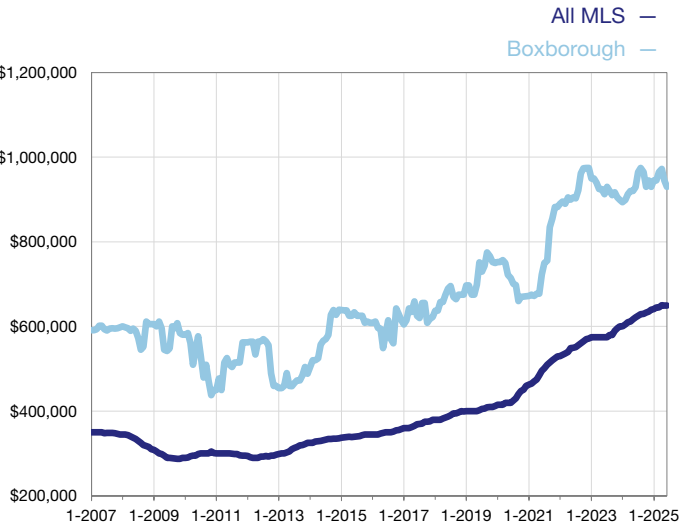
Single-Family Properties	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	6	4	- 33.3%	14	20	+ 42.9%
Closed Sales	1	5	+ 400.0%	9	14	+ 55.6%
Median Sales Price*	\$1,425,678	\$1,075,000	- 24.6%	\$896,000	\$1,017,500	+ 13.6%
Inventory of Homes for Sale	5	5	0.0%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	5	16	+ 220.0%	24	19	- 20.8%
Percent of Original List Price Received*	103.7%	104.0%	+ 0.3%	109.7%	103.6%	- 5.6%
New Listings	4	3	- 25.0%	18	26	+ 44.4%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	5	+ 25.0%	10	15	+ 50.0%
Closed Sales	2	1	- 50.0%	7	12	+ 71.4%
Median Sales Price*	\$230,000	\$200,000	- 13.0%	\$205,000	\$220,000	+ 7.3%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	1.9	1.7	- 10.5%	--	--	--
Cumulative Days on Market Until Sale	46	19	- 58.7%	28	26	- 7.1%
Percent of Original List Price Received*	94.9%	102.6%	+ 8.1%	95.3%	98.0%	+ 2.8%
New Listings	0	3	--	16	21	+ 31.3%

* 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

