

Local Market Update – June 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Easton

Single-Family Properties

Key Metrics	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	15	14	- 6.7%	83	66	- 20.5%
Closed Sales	16	20	+ 25.0%	73	57	- 21.9%
Median Sales Price*	\$745,000	\$868,500	+ 16.6%	\$730,000	\$774,000	+ 6.0%
Inventory of Homes for Sale	27	45	+ 66.7%	--	--	--
Months Supply of Inventory	2.0	4.1	+ 105.0%	--	--	--
Cumulative Days on Market Until Sale	19	24	+ 26.3%	43	44	+ 2.3%
Percent of Original List Price Received*	101.3%	100.2%	- 1.1%	99.5%	99.8%	+ 0.3%
New Listings	13	25	+ 92.3%	96	107	+ 11.5%

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

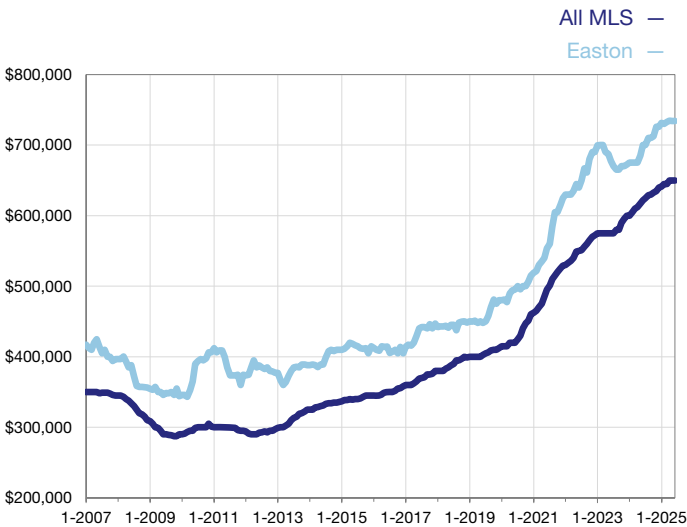
Condominium Properties

Key Metrics	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	3	9	+ 200.0%	38	45	+ 18.4%
Closed Sales	8	9	+ 12.5%	38	39	+ 2.6%
Median Sales Price*	\$370,250	\$360,000	- 2.8%	\$360,000	\$380,000	+ 5.6%
Inventory of Homes for Sale	7	14	+ 100.0%	--	--	--
Months Supply of Inventory	1.2	2.1	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	13	88	+ 576.9%	31	57	+ 83.9%
Percent of Original List Price Received*	105.5%	98.8%	- 6.4%	100.8%	100.3%	- 0.5%
New Listings	5	10	+ 100.0%	39	50	+ 28.2%

* 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

