

Methuen

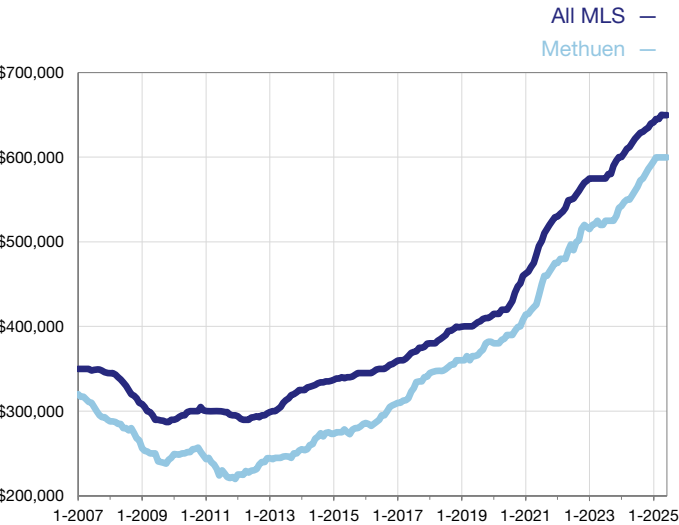
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	37	37	0.0%	136	152	+ 11.8%
Closed Sales	22	30	+ 36.4%	127	132	+ 3.9%
Median Sales Price*	\$580,000	\$653,750	+ 12.7%	\$580,000	\$618,575	+ 6.7%
Inventory of Homes for Sale	45	31	- 31.1%	--	--	--
Months Supply of Inventory	1.8	1.2	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	20	16	- 20.0%	24	29	+ 20.8%
Percent of Original List Price Received*	105.7%	103.3%	- 2.3%	102.4%	102.3%	- 0.1%
New Listings	46	38	- 17.4%	168	184	+ 9.5%

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

Condominium Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	10	10	0.0%	53	36	- 32.1%
Closed Sales	14	7	- 50.0%	50	37	- 26.0%
Median Sales Price*	\$382,500	\$729,900	+ 90.8%	\$382,500	\$428,000	+ 11.9%
Inventory of Homes for Sale	11	15	+ 36.4%	--	--	--
Months Supply of Inventory	1.4	2.0	+ 42.9%	--	--	--
Cumulative Days on Market Until Sale	14	26	+ 85.7%	22	29	+ 31.8%
Percent of Original List Price Received*	101.8%	95.5%	- 6.2%	101.8%	98.9%	- 2.8%
New Listings	10	16	+ 60.0%	66	51	- 22.7%

* 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

