

Local Market Update – June 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

North Brookfield

Single-Family Properties

Key Metrics	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	4	4	0.0%	21	19	- 9.5%
Closed Sales	5	5	0.0%	21	21	0.0%
Median Sales Price*	\$448,000	\$454,000	+ 1.3%	\$378,000	\$439,900	+ 16.4%
Inventory of Homes for Sale	8	5	- 37.5%	--	--	--
Months Supply of Inventory	2.0	1.1	- 45.0%	--	--	--
Cumulative Days on Market Until Sale	26	21	- 19.2%	41	60	+ 46.3%
Percent of Original List Price Received*	99.4%	102.0%	+ 2.6%	97.8%	97.6%	- 0.2%
New Listings	8	2	- 75.0%	24	18	- 25.0%

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

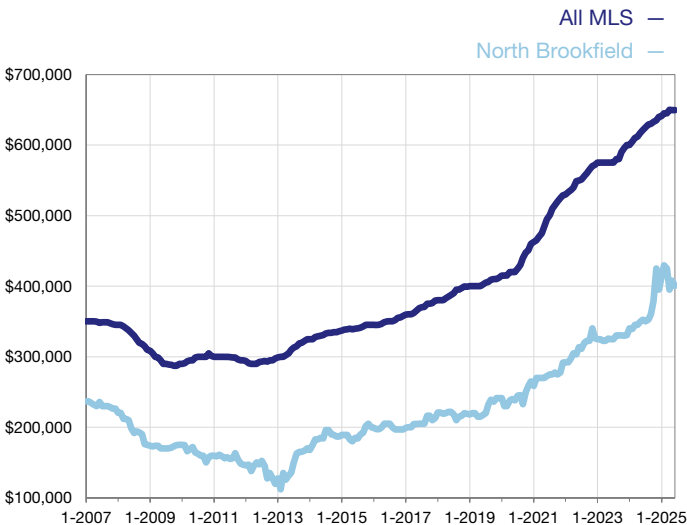
Condominium Properties

Key Metrics	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	0	--	0	0	--

* 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

