

Westfield

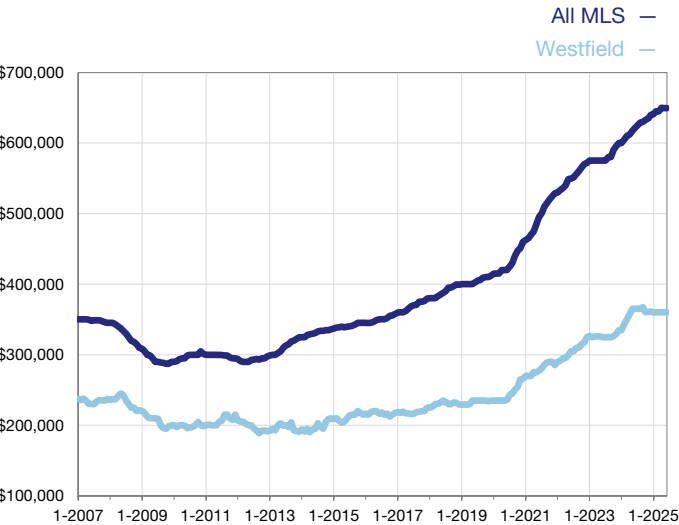
Single-Family Properties	June			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	25	34	+ 36.0%	122	117	- 4.1%
Closed Sales	25	23	- 8.0%	116	94	- 19.0%
Median Sales Price*	\$358,000	\$455,800	+ 27.3%	\$365,000	\$368,000	+ 0.8%
Inventory of Homes for Sale	39	26	- 33.3%	--	--	--
Months Supply of Inventory	1.8	1.3	- 27.8%	--	--	--
Cumulative Days on Market Until Sale	23	44	+ 91.3%	32	40	+ 25.0%
Percent of Original List Price Received*	105.4%	103.5%	- 1.8%	103.1%	101.0%	- 2.0%
New Listings	25	38	+ 52.0%	147	132	- 10.2%

* 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	3	4	+ 33.3%	16	16	0.0%
Closed Sales	2	1	- 50.0%	13	11	- 15.4%
Median Sales Price*	\$230,000	\$285,500	+ 24.1%	\$249,900	\$263,000	+ 5.2%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.3	--	--	--	--
Cumulative Days on Market Until Sale	6	19	+ 216.7%	21	38	+ 81.0%
Percent of Original List Price Received*	106.0%	107.4%	+ 1.3%	103.1%	99.1%	- 3.9%
New Listings	1	5	+ 400.0%	15	13	- 13.3%

* 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

