

Beverly

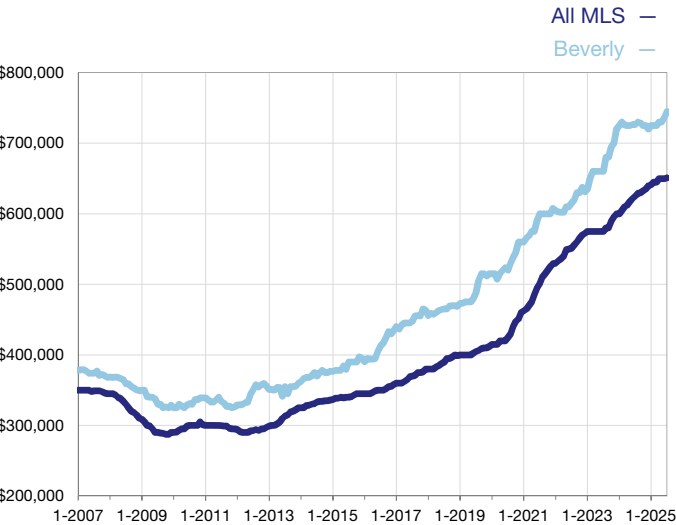
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	20	24	+ 20.0%	129	138	+ 7.0%
Closed Sales	26	21	- 19.2%	111	126	+ 13.5%
Median Sales Price*	\$709,292	\$820,000	+ 15.6%	\$705,375	\$772,500	+ 9.5%
Inventory of Homes for Sale	26	22	- 15.4%	--	--	--
Months Supply of Inventory	1.5	1.2	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	20	49	+ 145.0%	30	35	+ 16.7%
Percent of Original List Price Received*	101.2%	103.8%	+ 2.6%	102.3%	102.7%	+ 0.4%
New Listings	15	24	+ 60.0%	144	155	+ 7.6%

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

Condominium Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	9	11	+ 22.2%	55	53	- 3.6%
Closed Sales	4	13	+ 225.0%	47	50	+ 6.4%
Median Sales Price*	\$617,500	\$482,500	- 21.9%	\$513,000	\$450,000	- 12.3%
Inventory of Homes for Sale	9	3	- 66.7%	--	--	--
Months Supply of Inventory	1.2	0.4	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	10	29	+ 190.0%	28	30	+ 7.1%
Percent of Original List Price Received*	108.4%	98.9%	- 8.8%	102.1%	99.6%	- 2.4%
New Listings	9	6	- 33.3%	63	55	- 12.7%

* 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

