

Fairhaven

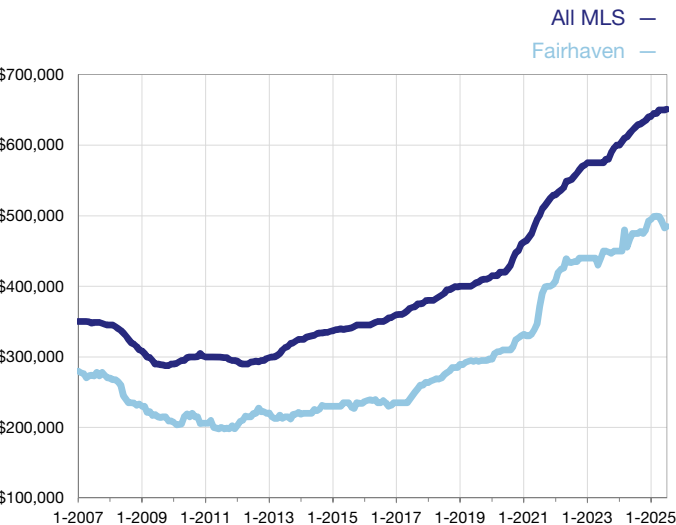
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	18	17	- 5.6%	69	76	+ 10.1%
Closed Sales	13	12	- 7.7%	59	66	+ 11.9%
Median Sales Price*	\$520,000	\$525,000	+ 1.0%	\$499,900	\$485,250	- 2.9%
Inventory of Homes for Sale	25	24	- 4.0%	--	--	--
Months Supply of Inventory	2.8	2.3	- 17.9%	--	--	--
Cumulative Days on Market Until Sale	23	42	+ 82.6%	34	43	+ 26.5%
Percent of Original List Price Received*	101.5%	100.2%	- 1.3%	99.9%	98.3%	- 1.6%
New Listings	15	15	0.0%	90	95	+ 5.6%

* 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	0	3	--	5	12	+ 140.0%
Closed Sales	1	0	- 100.0%	6	10	+ 66.7%
Median Sales Price*	\$335,000	\$0	- 100.0%	\$337,500	\$371,500	+ 10.1%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.6	1.1	+ 83.3%	--	--	--
Cumulative Days on Market Until Sale	25	0	- 100.0%	30	35	+ 16.7%
Percent of Original List Price Received*	98.5%	0.0%	- 100.0%	99.0%	95.2%	- 3.8%
New Listings	1	3	+ 200.0%	6	13	+ 116.7%

* 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

