

Sandwich

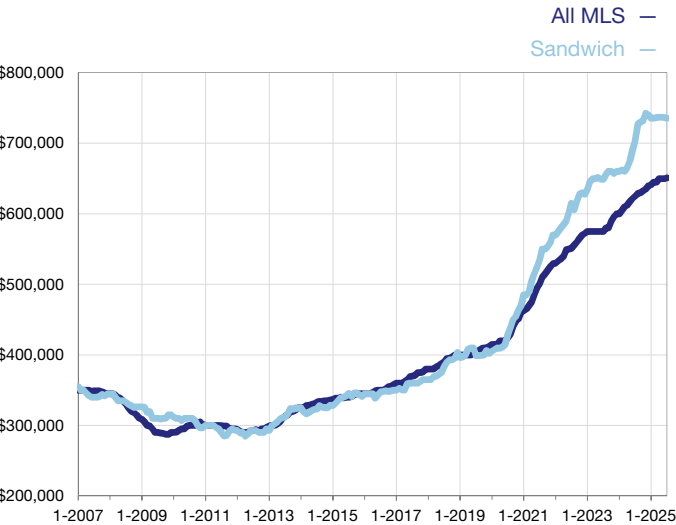
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	24	22	- 8.3%	170	148	- 12.9%
Closed Sales	23	25	+ 8.7%	162	144	- 11.1%
Median Sales Price*	\$850,000	\$810,000	- 4.7%	\$750,000	\$744,250	- 0.8%
Inventory of Homes for Sale	60	53	- 11.7%	--	--	--
Months Supply of Inventory	2.7	2.5	- 7.4%	--	--	--
Cumulative Days on Market Until Sale	41	37	- 9.8%	50	47	- 6.0%
Percent of Original List Price Received*	97.1%	97.9%	+ 0.8%	97.5%	96.6%	- 0.9%
New Listings	25	22	- 12.0%	209	187	- 10.5%

* 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	2	1	- 50.0%	14	5	- 64.3%
Closed Sales	3	1	- 66.7%	12	5	- 58.3%
Median Sales Price*	\$310,000	\$485,000	+ 56.5%	\$340,000	\$450,000	+ 32.4%
Inventory of Homes for Sale	9	7	- 22.2%	--	--	--
Months Supply of Inventory	3.9	3.9	0.0%	--	--	--
Cumulative Days on Market Until Sale	10	20	+ 100.0%	24	56	+ 133.3%
Percent of Original List Price Received*	95.0%	99.0%	+ 4.2%	98.3%	98.1%	- 0.2%
New Listings	1	3	+ 200.0%	22	17	- 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

