

Sturbridge

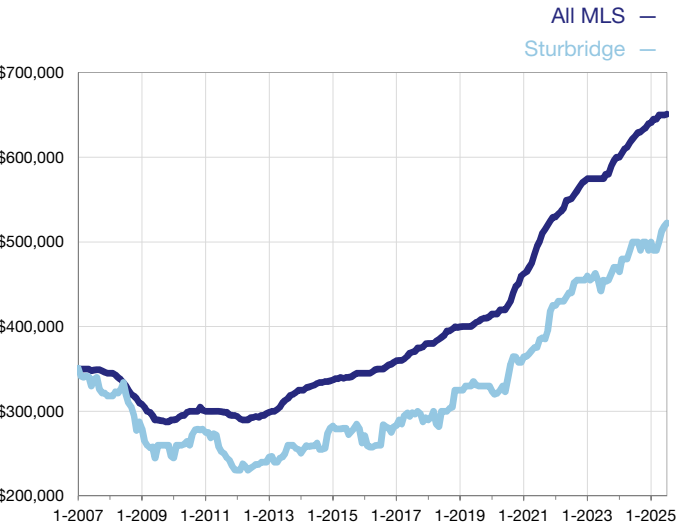
Single-Family Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	12	16	+ 33.3%	56	67	+ 19.6%
Closed Sales	9	11	+ 22.2%	48	59	+ 22.9%
Median Sales Price*	\$520,000	\$551,000	+ 6.0%	\$500,000	\$550,000	+ 10.0%
Inventory of Homes for Sale	22	27	+ 22.7%	--	--	--
Months Supply of Inventory	2.9	2.9	0.0%	--	--	--
Cumulative Days on Market Until Sale	81	24	- 70.4%	56	44	- 21.4%
Percent of Original List Price Received*	97.9%	103.4%	+ 5.6%	97.0%	99.7%	+ 2.8%
New Listings	10	16	+ 60.0%	71	93	+ 31.0%

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

Condominium Properties				Year to Date		
Key Metrics	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	2	--	10	9	- 10.0%
Closed Sales	1	0	- 100.0%	9	8	- 11.1%
Median Sales Price*	\$310,000	\$0	- 100.0%	\$335,000	\$318,750	- 4.9%
Inventory of Homes for Sale	5	1	- 80.0%	--	--	--
Months Supply of Inventory	2.9	0.7	- 75.9%	--	--	--
Cumulative Days on Market Until Sale	40	0	- 100.0%	18	30	+ 66.7%
Percent of Original List Price Received*	93.9%	0.0%	- 100.0%	100.8%	100.5%	- 0.3%
New Listings	3	0	- 100.0%	15	9	- 40.0%

* 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

