

# Sudbury

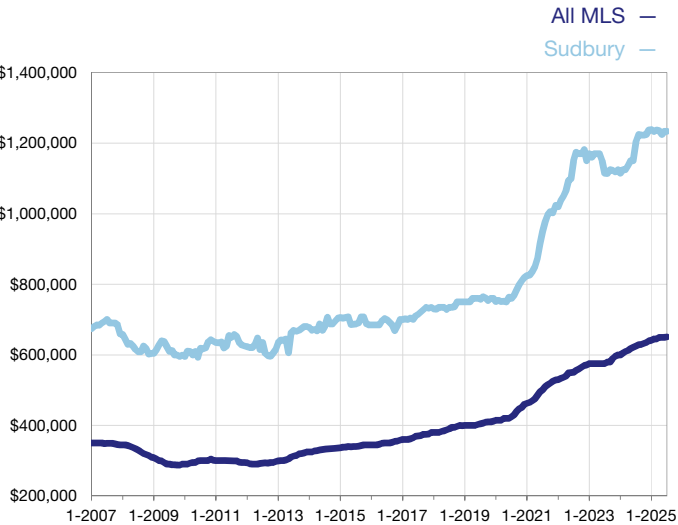
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	12	21	+ 75.0%	120	121	+ 0.8%
Closed Sales	35	19	- 45.7%	122	110	- 9.8%
Median Sales Price*	\$1,285,000	\$1,410,000	+ 9.7%	\$1,250,000	\$1,255,000	+ 0.4%
Inventory of Homes for Sale	30	30	0.0%	--	--	--
Months Supply of Inventory	2.1	1.9	- 9.5%	--	--	--
Cumulative Days on Market Until Sale	29	41	+ 41.4%	35	34	- 2.9%
Percent of Original List Price Received*	100.2%	98.4%	- 1.8%	102.3%	99.9%	- 2.3%
New Listings	14	13	- 7.1%	149	161	+ 8.1%

\* 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	7	2	- 71.4%	33	18	- 45.5%
Closed Sales	11	3	- 72.7%	31	17	- 45.2%
Median Sales Price*	\$812,005	\$920,000	+ 13.3%	\$897,495	\$920,000	+ 2.5%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	1.5	1.0	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	27	36	+ 33.3%	35	44	+ 25.7%
Percent of Original List Price Received*	98.0%	97.0%	- 1.0%	99.7%	96.9%	- 2.8%
New Listings	6	1	- 83.3%	47	20	- 57.4%

\* 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

