

Webster

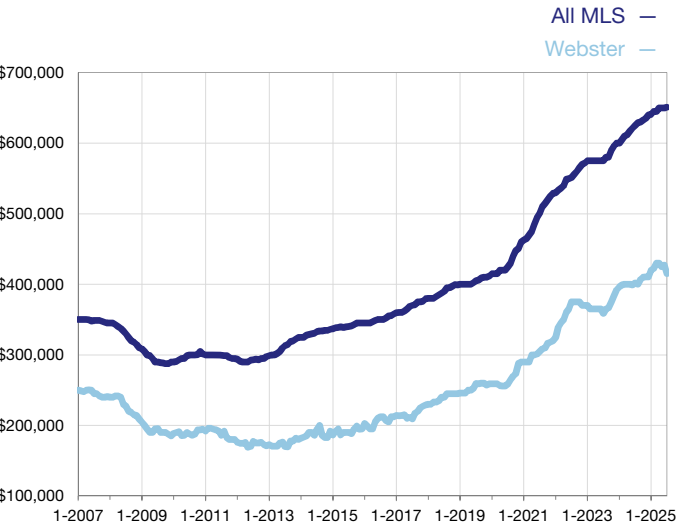
| Single-Family Properties | July | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 15 | 19 | + 26.7% | 72 | 78 | + 8.3% |
| Closed Sales | 12 | 11 | - 8.3% | 69 | 64 | - 7.2% |
| Median Sales Price* | \$475,000 | \$405,000 | - 14.7% | \$400,000 | \$411,000 | + 2.8% |
| Inventory of Homes for Sale | 25 | 25 | 0.0% | -- | -- | -- |
| Months Supply of Inventory | 2.6 | 2.3 | - 11.5% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 24 | 33 | + 37.5% | 40 | 38 | - 5.0% |
| Percent of Original List Price Received* | 101.0% | 100.8% | - 0.2% | 101.0% | 100.6% | - 0.4% |
| New Listings | 12 | 22 | + 83.3% | 86 | 95 | + 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 | 4 | 2 | - 50.0% | 13 | 10 | - 23.1% |
| Closed Sales | 2 | 4 | + 100.0% | 9 | 8 | - 11.1% |
| Median Sales Price* | \$395,000 | \$483,950 | + 22.5% | \$355,000 | \$442,500 | + 24.6% |
| Inventory of Homes for Sale | 2 | 5 | + 150.0% | -- | -- | -- |
| Months Supply of Inventory | 0.8 | 2.5 | + 212.5% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 46 | 44 | - 4.3% | 49 | 37 | - 24.5% |
| Percent of Original List Price Received* | 97.7% | 98.6% | + 0.9% | 99.0% | 98.1% | - 0.9% |
| New Listings | 3 | 4 | + 33.3% | 15 | 16 | + 6.7% |

* 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

