

Worcester

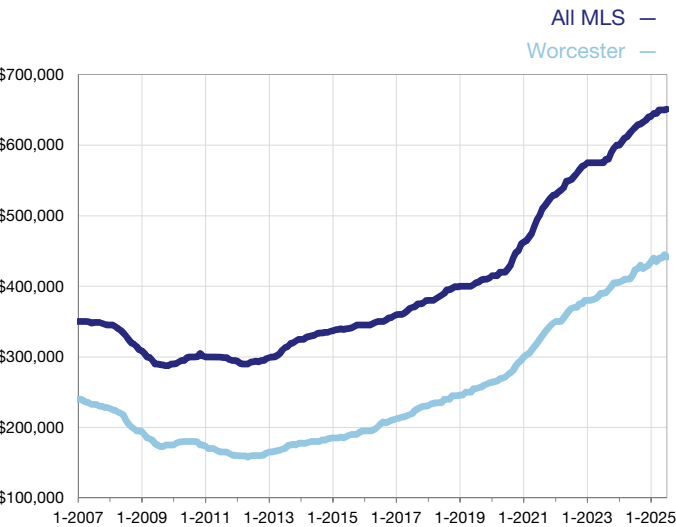
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	75	103	+ 37.3%	446	502	+ 12.6%
Closed Sales	98	81	- 17.3%	440	464	+ 5.5%
Median Sales Price*	\$462,500	\$450,000	- 2.7%	\$430,500	\$450,000	+ 4.5%
Inventory of Homes for Sale	104	116	+ 11.5%	--	--	--
Months Supply of Inventory	1.5	1.6	+ 6.7%	--	--	--
Cumulative Days on Market Until Sale	25	29	+ 16.0%	25	33	+ 32.0%
Percent of Original List Price Received*	102.8%	100.9%	- 1.8%	102.9%	100.6%	- 2.2%
New Listings	78	114	+ 46.2%	540	627	+ 16.1%

* 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	24	27	+ 12.5%	172	146	- 15.1%
Closed Sales	27	20	- 25.9%	173	123	- 28.9%
Median Sales Price*	\$267,000	\$325,000	+ 21.7%	\$300,000	\$290,000	- 3.3%
Inventory of Homes for Sale	45	46	+ 2.2%	--	--	--
Months Supply of Inventory	2.0	2.4	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	26	37	+ 42.3%	30	37	+ 23.3%
Percent of Original List Price Received*	100.0%	95.0%	- 5.0%	100.9%	98.8%	- 2.1%
New Listings	21	35	+ 66.7%	192	190	- 1.0%

* 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

