

Local Market Update – September 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lawrence

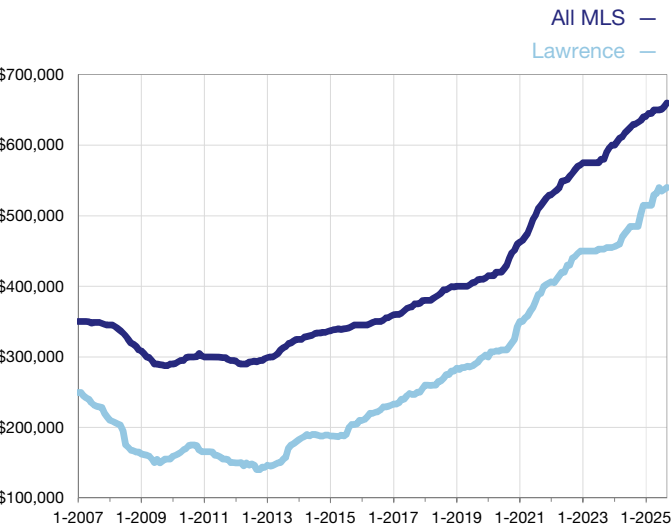
Single-Family Properties	September			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	9	11	+ 22.2%	100	95	- 5.0%
Closed Sales	15	11	- 26.7%	88	94	+ 6.8%
Median Sales Price*	\$480,000	\$502,000	+ 4.6%	\$514,000	\$550,000	+ 7.0%
Inventory of Homes for Sale	21	16	- 23.8%	--	--	--
Months Supply of Inventory	2.0	1.5	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	17	49	+ 188.2%	24	29	+ 20.8%
Percent of Original List Price Received*	107.6%	99.0%	- 8.0%	104.2%	102.3%	- 1.8%
New Listings	21	14	- 33.3%	120	116	- 3.3%

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

Condominium Properties	September			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	5	2	- 60.0%	41	35	- 14.6%
Closed Sales	5	3	- 40.0%	39	31	- 20.5%
Median Sales Price*	\$260,000	\$389,000	+ 49.6%	\$275,000	\$311,500	+ 13.3%
Inventory of Homes for Sale	8	13	+ 62.5%	--	--	--
Months Supply of Inventory	1.9	3.6	+ 89.5%	--	--	--
Cumulative Days on Market Until Sale	46	29	- 37.0%	36	30	- 16.7%
Percent of Original List Price Received*	98.4%	100.3%	+ 1.9%	100.6%	100.9%	+ 0.3%
New Listings	4	6	+ 50.0%	51	51	0.0%

* 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

