

# Local Market Update – December 2025

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## Hopkinton

### Single-Family Properties

| Key Metrics                              | December    |                  |          | Year to Date |                    |         |
|--|-------------|------------------|----------|--------------|--------------------|---------|
|  | 2024        | 2025             | + / -    | 2024         | 2025               | + / -   |
| Pending Sales                            | 3           | 6                | + 100.0% | 143          | 170                | + 18.9% |
| Closed Sales                             | 8           | 6                | - 25.0%  | 166          | 156                | - 6.0%  |
| Median Sales Price*                      | \$1,170,000 | <b>\$837,500</b> | - 28.4%  | \$1,121,250  | <b>\$1,032,500</b> | - 7.9%  |
| Inventory of Homes for Sale              | 11          | 19               | + 72.7%  | --           | --                 | --      |
| Months Supply of Inventory               | 0.9         | 1.3              | + 44.4%  | --           | --                 | --      |
| Cumulative Days on Market Until Sale     | 18          | 32               | + 77.8%  | 35           | 32                 | - 8.6%  |
| Percent of Original List Price Received* | 101.0%      | 97.8%            | - 3.2%   | 100.6%       | 99.3%              | - 1.3%  |
| New Listings                             | 3           | 3                | 0.0%     | 164          | 204                | + 24.4% |

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

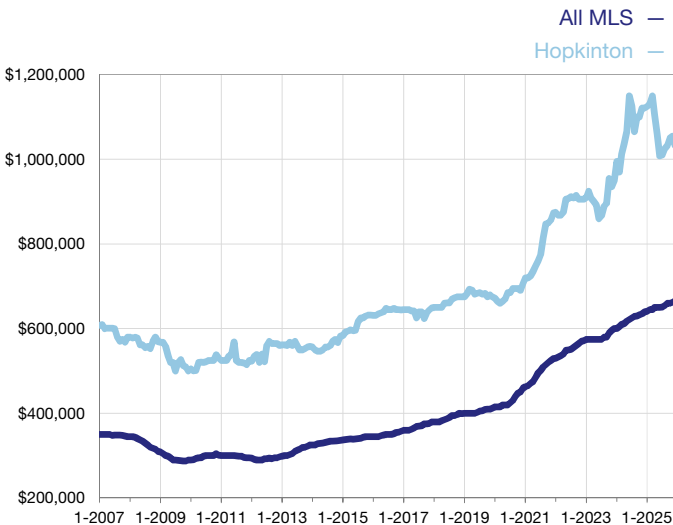
### Condominium Properties

| Key Metrics                              | December  |                    |          | Year to Date |                  |          |
|--|-----------|--------------------|----------|--------------|------------------|----------|
|  | 2024      | 2025               | + / -    | 2024         | 2025             | + / -    |
| Pending Sales                            | 2         | 3                  | + 50.0%  | 50           | 52               | + 4.0%   |
| Closed Sales                             | 1         | 3                  | + 200.0% | 48           | 52               | + 8.3%   |
| Median Sales Price*                      | \$953,000 | <b>\$1,049,000</b> | + 10.1%  | \$740,950    | <b>\$882,750</b> | + 19.1%  |
| Inventory of Homes for Sale              | 8         | 8                  | 0.0%     | --           | --               | --       |
| Months Supply of Inventory               | 1.9       | 1.8                | - 5.3%   | --           | --               | --       |
| Cumulative Days on Market Until Sale     | 51        | 105                | + 105.9% | 27           | 65               | + 140.7% |
| Percent of Original List Price Received* | 84.7%     | 97.6%              | + 15.2%  | 102.7%       | 100.1%           | - 2.5%   |
| New Listings                             | 4         | 2                  | - 50.0%  | 61           | 73               | + 19.7%  |

\* 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

