

Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Milton

Single-Family Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	9	14	+ 55.6%	186	202	+ 8.6%
Closed Sales	15	16	+ 6.7%	187	186	- 0.5%
Median Sales Price*	\$990,000	\$929,800	- 6.1%	\$980,000	\$1,061,000	+ 8.3%
Inventory of Homes for Sale	19	7	- 63.2%	--	--	--
Months Supply of Inventory	1.2	0.4	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	30	57	+ 90.0%	28	38	+ 35.7%
Percent of Original List Price Received*	100.3%	96.6%	- 3.7%	102.3%	101.5%	- 0.8%
New Listings	4	8	+ 100.0%	216	236	+ 9.3%

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

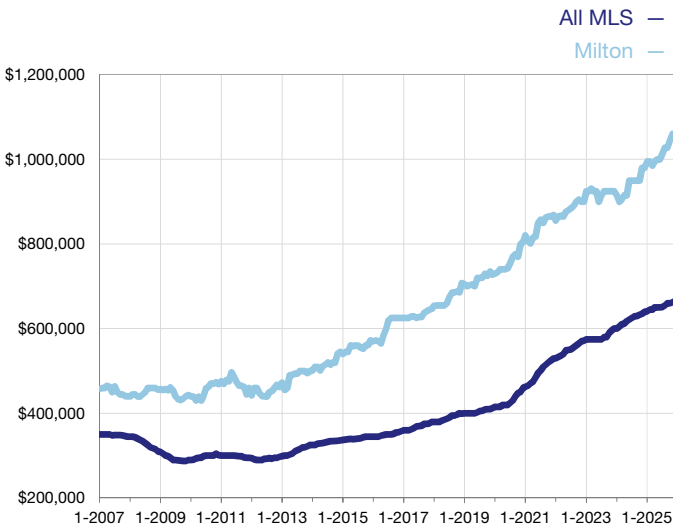
Condominium Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	1	2	+ 100.0%	36	53	+ 47.2%
Closed Sales	5	5	0.0%	45	50	+ 11.1%
Median Sales Price*	\$665,000	\$835,380	+ 25.6%	\$830,000	\$672,500	- 19.0%
Inventory of Homes for Sale	6	6	0.0%	--	--	--
Months Supply of Inventory	1.8	1.2	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	36	32	- 11.1%	105	54	- 48.6%
Percent of Original List Price Received*	97.0%	100.0%	+ 3.1%	99.3%	98.5%	- 0.8%
New Listings	2	3	+ 50.0%	34	86	+ 152.9%

* 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

