

# Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Weston

### Single-Family Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	4	5	+ 25.0%	104	127	+ 22.1%
Closed Sales	5	9	+ 80.0%	103	122	+ 18.4%
Median Sales Price*	\$2,200,000	<b>\$2,375,000</b>	+ 8.0%	\$2,325,000	<b>\$2,612,444</b>	+ 12.4%
Inventory of Homes for Sale	20	13	- 35.0%	--	--	--
Months Supply of Inventory	2.3	1.2	- 47.8%	--	--	--
Cumulative Days on Market Until Sale	76	112	+ 47.4%	57	72	+ 26.3%
Percent of Original List Price Received*	97.2%	89.8%	- 7.6%	98.5%	95.2%	- 3.4%
New Listings	1	2	+ 100.0%	153	173	+ 13.1%

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

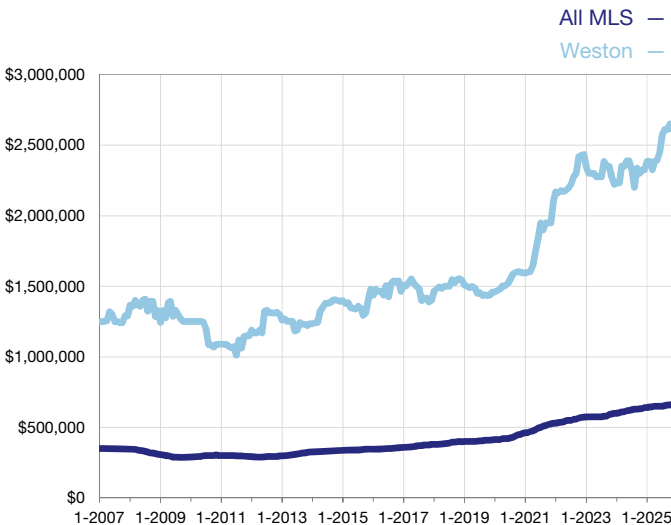
### Condominium Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	1	--	10	15	+ 50.0%
Closed Sales	1	3	+ 200.0%	11	13	+ 18.2%
Median Sales Price*	\$1,825,000	<b>\$844,200</b>	- 53.7%	\$1,250,000	<b>\$850,000</b>	- 32.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	314	45	- 85.7%	64	27	- 57.8%
Percent of Original List Price Received*	87.1%	99.6%	+ 14.4%	97.9%	100.1%	+ 2.2%
New Listings	0	0	--	9	17	+ 88.9%

\* 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

