

Melrose

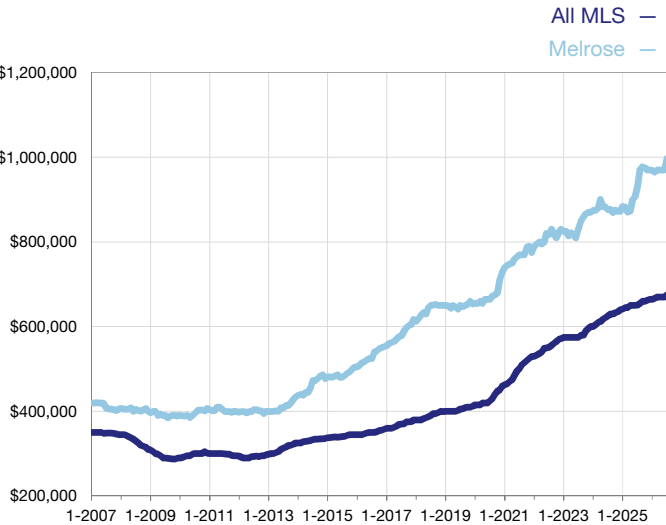
Single-Family Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	21	24	+ 14.3%	120	140	+ 16.7%
Closed Sales	31	29	- 6.5%	108	122	+ 13.0%
Median Sales Price*	\$950,000	\$1,075,000	+ 13.2%	\$970,000	\$999,995	+ 3.1%
Inventory of Homes for Sale	13	14	+ 7.7%	--	--	--
Months Supply of Inventory	0.8	0.8	0.0%	--	--	--
Cumulative Days on Market Until Sale	16	21	+ 31.3%	15	23	+ 53.3%
Percent of Original List Price Received*	106.7%	107.5%	+ 0.7%	109.7%	107.5%	- 2.0%
New Listings	11	16	+ 45.5%	138	149	+ 8.0%

* 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		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	8	6	- 25.0%	50	37	- 26.0%
Closed Sales	6	7	+ 16.7%	43	38	- 11.6%
Median Sales Price*	\$579,000	\$475,000	- 18.0%	\$499,000	\$556,250	+ 11.5%
Inventory of Homes for Sale	9	14	+ 55.6%	--	--	--
Months Supply of Inventory	1.3	2.5	+ 92.3%	--	--	--
Cumulative Days on Market Until Sale	40	41	+ 2.5%	31	30	- 3.2%
Percent of Original List Price Received*	98.0%	96.5%	- 1.5%	100.2%	98.8%	- 1.4%
New Listings	4	4	0.0%	55	54	- 1.8%

* 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

