

Nahant

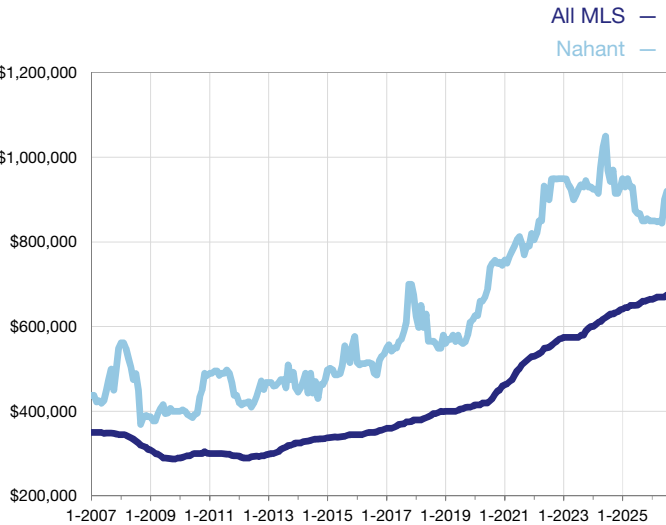
Single-Family Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	3	6	+ 100.0%	23	15	- 34.8%
Closed Sales	1	6	+ 500.0%	22	11	- 50.0%
Median Sales Price*	\$850,000	\$1,219,838	+ 43.5%	\$850,000	\$1,018,000	+ 19.8%
Inventory of Homes for Sale	16	13	- 18.8%	--	--	--
Months Supply of Inventory	4.7	5.1	+ 8.5%	--	--	--
Cumulative Days on Market Until Sale	20	48	+ 140.0%	62	87	+ 40.3%
Percent of Original List Price Received*	100.0%	94.7%	- 5.3%	98.3%	91.2%	- 7.2%
New Listings	7	3	- 57.1%	41	27	- 34.1%

* 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	0	0	--	1	0	- 100.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$579,900	\$0	- 100.0%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	3.0	3.0	0.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	25	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	100.0%	0.0%	- 100.0%
New Listings	1	1	0.0%	9	4	- 55.6%

* 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

