

Shirley

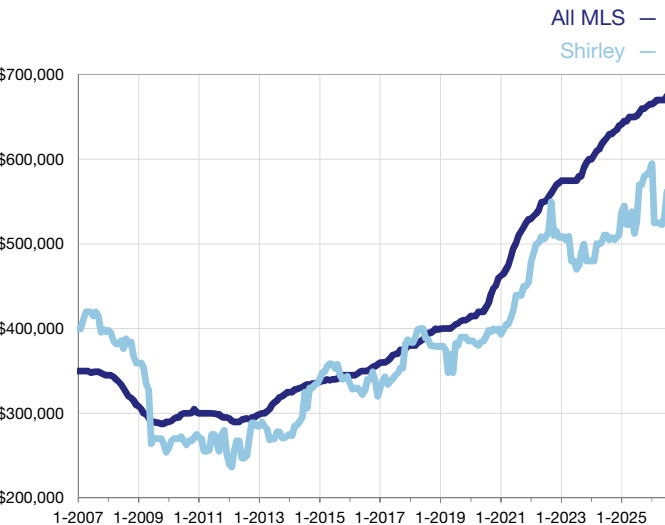
Single-Family Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	3	8	+ 166.7%	17	28	+ 64.7%
Closed Sales	4	6	+ 50.0%	17	22	+ 29.4%
Median Sales Price*	\$609,500	\$657,500	+ 7.9%	\$570,000	\$527,500	- 7.5%
Inventory of Homes for Sale	10	7	- 30.0%	--	--	--
Months Supply of Inventory	3.2	1.6	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	56	17	- 69.6%	48	33	- 31.3%
Percent of Original List Price Received*	100.6%	106.5%	+ 5.9%	103.4%	103.2%	- 0.2%
New Listings	7	5	- 28.6%	26	38	+ 46.2%

* 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	1	8	+ 700.0%	10	37	+ 270.0%
Closed Sales	2	3	+ 50.0%	10	24	+ 140.0%
Median Sales Price*	\$425,000	\$459,900	+ 8.2%	\$318,000	\$430,660	+ 35.4%
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	2.1	1.3	- 38.1%	--	--	--
Cumulative Days on Market Until Sale	17	74	+ 335.3%	48	47	- 2.1%
Percent of Original List Price Received*	100.0%	100.9%	+ 0.9%	95.8%	100.5%	+ 4.9%
New Listings	3	9	+ 200.0%	10	35	+ 250.0%

* 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

