

Tewksbury

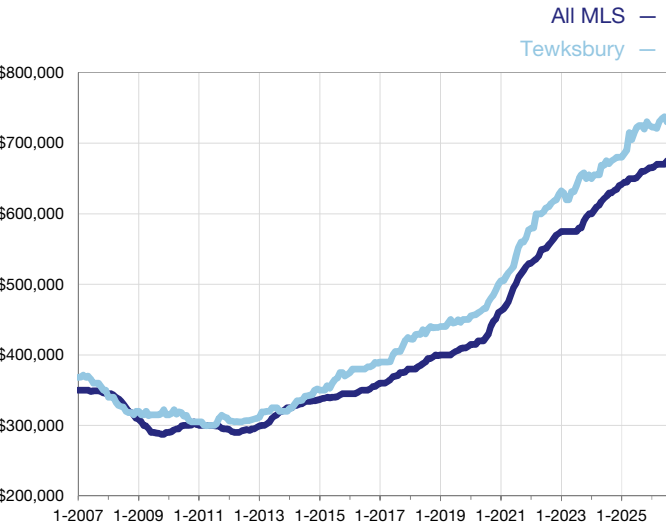
Single-Family Properties	July			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	15	22	+ 46.7%	119	129	+ 8.4%
Closed Sales	29	26	- 10.3%	108	114	+ 5.6%
Median Sales Price*	\$840,000	\$725,500	- 13.6%	\$750,000	\$757,500	+ 1.0%
Inventory of Homes for Sale	15	20	+ 33.3%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--
Cumulative Days on Market Until Sale	17	22	+ 29.4%	19	29	+ 52.6%
Percent of Original List Price Received*	104.1%	103.2%	- 0.9%	104.2%	103.2%	- 1.0%
New Listings	14	20	+ 42.9%	132	145	+ 9.8%

* 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	12	12	0.0%	58	71	+ 22.4%
Closed Sales	8	17	+ 112.5%	56	62	+ 10.7%
Median Sales Price*	\$527,500	\$525,000	- 0.5%	\$514,950	\$534,500	+ 3.8%
Inventory of Homes for Sale	9	10	+ 11.1%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	19	45	+ 136.8%	21	43	+ 104.8%
Percent of Original List Price Received*	104.0%	98.5%	- 5.3%	102.2%	99.0%	- 3.1%
New Listings	6	10	+ 66.7%	64	81	+ 26.6%

* 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

