

Durham

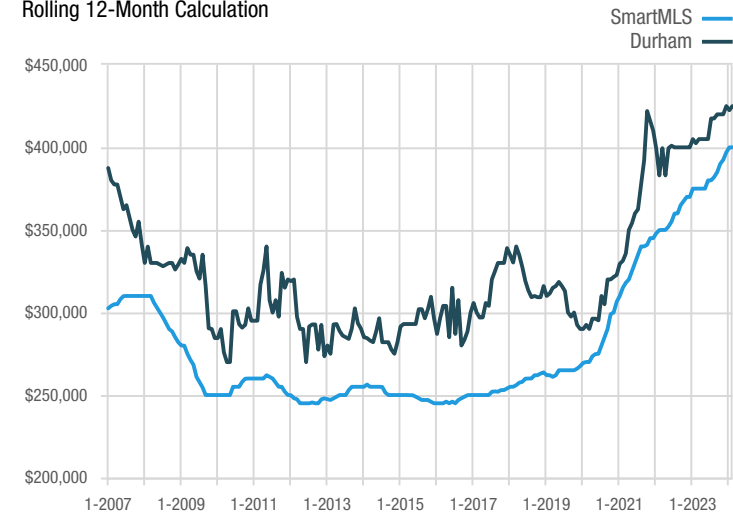
Middlesex County

Single Family	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	4	6	+ 50.0%	10	8	- 20.0%
Pending Sales	4	1	- 75.0%	6	4	- 33.3%
Closed Sales	5	2	- 60.0%	6	8	+ 33.3%
Days on Market Until Sale	38	16	- 57.9%	37	41	+ 10.8%
Median Sales Price*	\$315,000	\$318,720	+ 1.2%	\$326,500	\$390,000	+ 19.4%
Average Sales Price*	\$354,000	\$318,720	- 10.0%	\$368,333	\$424,930	+ 15.4%
Percent of List Price Received*	96.9%	105.8%	+ 9.2%	96.7%	98.6%	+ 2.0%
Inventory of Homes for Sale	14	10	- 28.6%	—	—	—
Months Supply of Inventory	2.7	1.8	- 33.3%	—	—	—

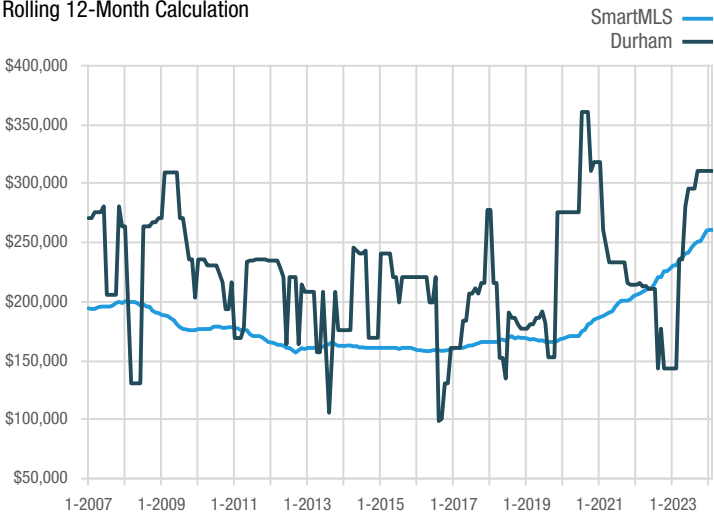
Townhouse/Condo	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single Family
Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.