

Durham

Middlesex County

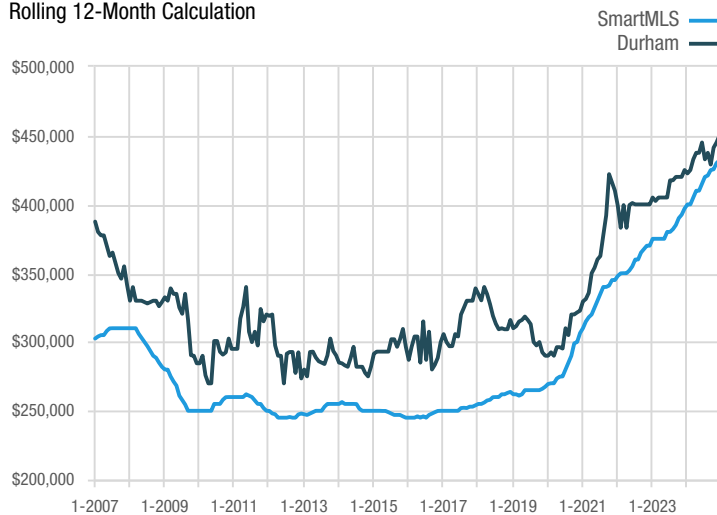
Single Family	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	3	4	+ 33.3%	75	77	+ 2.7%
Pending Sales	5	4	- 20.0%	64	59	- 7.8%
Closed Sales	6	4	- 33.3%	63	62	- 1.6%
Days on Market Until Sale	55	20	- 63.6%	25	28	+ 12.0%
Median Sales Price*	\$381,500	\$626,250	+ 64.2%	\$425,000	\$450,000	+ 5.9%
Average Sales Price*	\$390,333	\$638,375	+ 63.5%	\$457,581	\$493,276	+ 7.8%
Percent of List Price Received*	98.6%	101.2%	+ 2.6%	104.2%	102.6%	- 1.5%
Inventory of Homes for Sale	8	12	+ 50.0%	—	—	—
Months Supply of Inventory	1.4	2.4	+ 71.4%	—	—	—

Townhouse/Condo	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	0	0	0.0%	4	3	- 25.0%
Pending Sales	0	0	0.0%	4	3	- 25.0%
Closed Sales	0	0	0.0%	4	2	- 50.0%
Days on Market Until Sale	—	—	—	21	7	- 66.7%
Median Sales Price*	—	—	—	\$310,000	\$235,000	- 24.2%
Average Sales Price*	—	—	—	\$327,500	\$235,000	- 28.2%
Percent of List Price Received*	—	—	—	104.7%	107.6%	+ 2.8%
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.

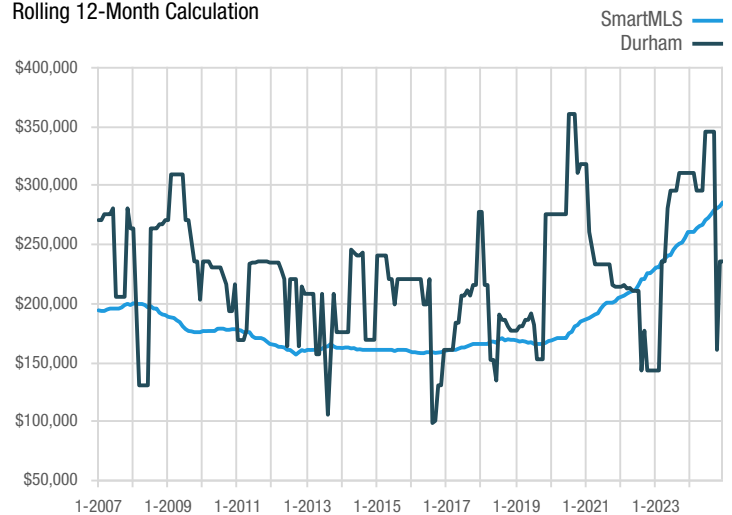
Median Sales Price - Single Family

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.