

Essex

Middlesex County

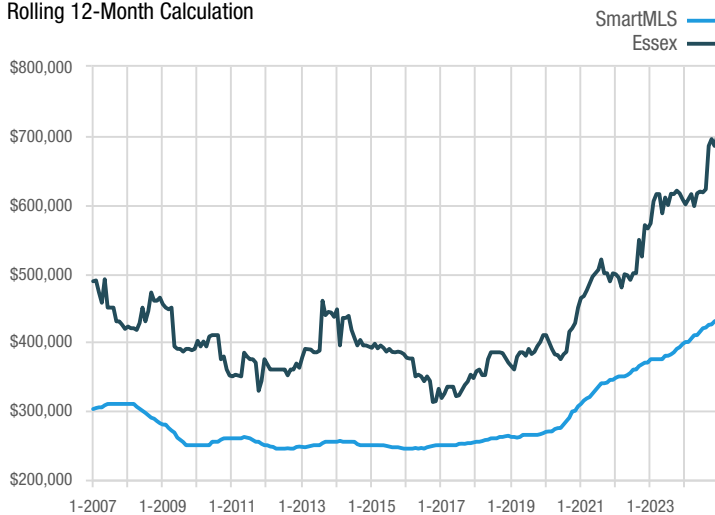
Single Family	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	5	3	- 40.0%	113	107	- 5.3%
Pending Sales	4	4	0.0%	79	95	+ 20.3%
Closed Sales	5	7	+ 40.0%	82	92	+ 12.2%
Days on Market Until Sale	57	67	+ 17.5%	50	58	+ 16.0%
Median Sales Price*	\$575,000	\$890,000	+ 54.8%	\$607,500	\$700,000	+ 15.2%
Average Sales Price*	\$1,378,000	\$994,414	- 27.8%	\$890,017	\$945,210	+ 6.2%
Percent of List Price Received*	93.1%	96.0%	+ 3.1%	99.1%	98.8%	- 0.3%
Inventory of Homes for Sale	30	14	- 53.3%	—	—	—
Months Supply of Inventory	4.6	1.8	- 60.9%	—	—	—

Townhouse/Condo	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	0	0	0.0%	18	9	- 50.0%
Pending Sales	2	1	- 50.0%	19	9	- 52.6%
Closed Sales	2	0	- 100.0%	19	9	- 52.6%
Days on Market Until Sale	39	—	—	72	8	- 88.9%
Median Sales Price*	\$222,750	—	—	\$350,000	\$345,000	- 1.4%
Average Sales Price*	\$222,750	—	—	\$390,637	\$343,333	- 12.1%
Percent of List Price Received*	105.3%	—	—	101.7%	100.8%	- 0.9%
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.

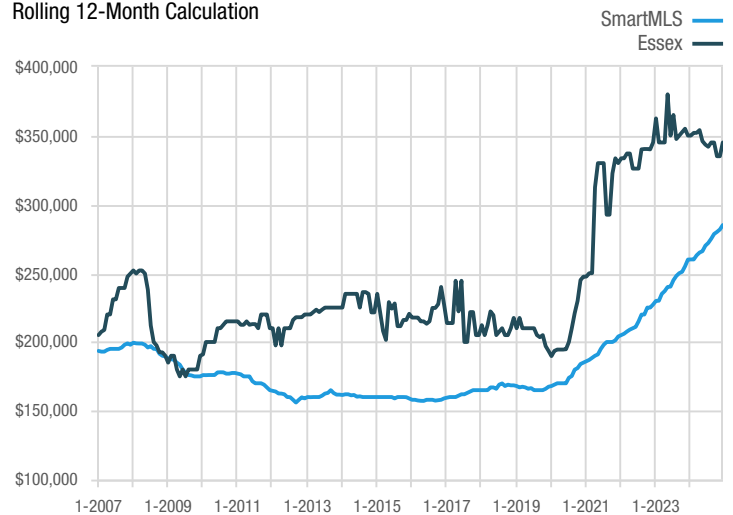
Median Sales Price - Single Family

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.