

Cromwell

Middlesex County

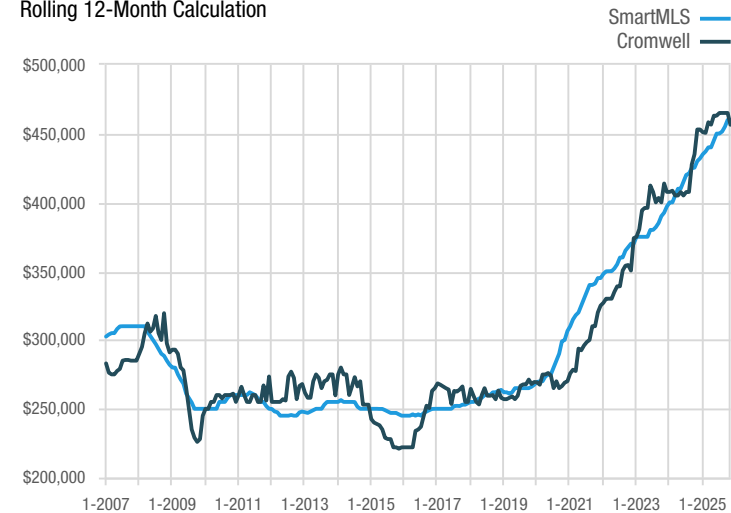
Single Family	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	9	13	+ 44.4%	122	134	+ 9.8%
Pending Sales	11	8	- 27.3%	109	111	+ 1.8%
Closed Sales	10	5	- 50.0%	104	112	+ 7.7%
Days on Market Until Sale	70	66	- 5.7%	25	24	- 4.0%
Median Sales Price*	\$618,000	\$430,000	- 30.4%	\$455,750	\$458,889	+ 0.7%
Average Sales Price*	\$624,552	\$514,722	- 17.6%	\$505,562	\$523,328	+ 3.5%
Percent of List Price Received*	104.4%	103.2%	- 1.1%	103.8%	103.5%	- 0.3%
Inventory of Homes for Sale	13	19	+ 46.2%	—	—	—
Months Supply of Inventory	1.4	2.0	+ 42.9%	—	—	—

Townhouse/Condo	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	6	14	+ 133.3%	115	110	- 4.3%
Pending Sales	8	8	0.0%	103	82	- 20.4%
Closed Sales	10	5	- 50.0%	100	81	- 19.0%
Days on Market Until Sale	10	46	+ 360.0%	16	20	+ 25.0%
Median Sales Price*	\$255,500	\$311,500	+ 21.9%	\$226,500	\$235,000	+ 3.8%
Average Sales Price*	\$274,500	\$397,700	+ 44.9%	\$262,389	\$286,303	+ 9.1%
Percent of List Price Received*	105.6%	102.0%	- 3.4%	103.9%	102.2%	- 1.6%
Inventory of Homes for Sale	11	22	+ 100.0%	—	—	—
Months Supply of Inventory	1.2	2.9	+ 141.7%	—	—	—

* 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.

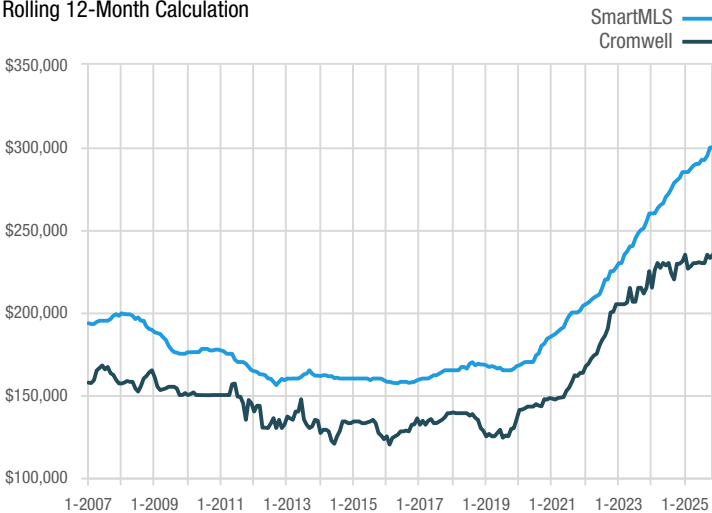
Median Sales Price - Single Family

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.