

## Westbrook

Middlesex County

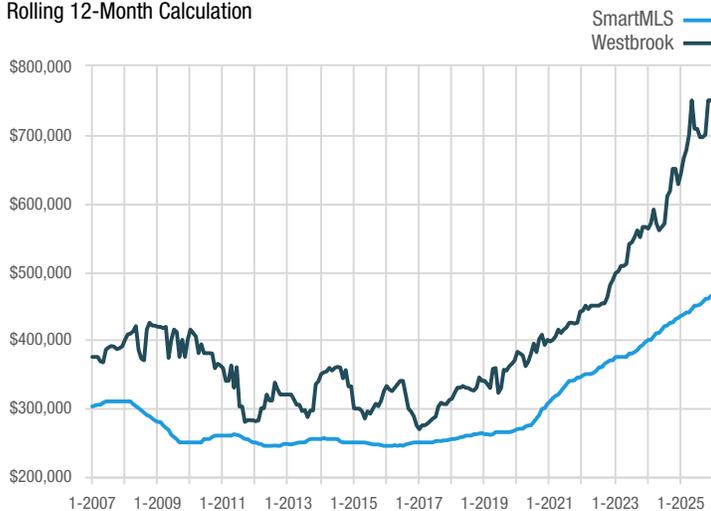
Single Family	January			Year to Date		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
New Listings	3	6	+ 100.0%	3	6	+ 100.0%
Pending Sales	2	3	+ 50.0%	2	3	+ 50.0%
Closed Sales	4	1	- 75.0%	4	1	- 75.0%
Days on Market Until Sale	21	20	- 4.8%	21	20	- 4.8%
Median Sales Price*	\$696,500	<b>\$542,500</b>	- 22.1%	\$696,500	<b>\$542,500</b>	- 22.1%
Average Sales Price*	\$661,875	<b>\$542,500</b>	- 18.0%	\$661,875	<b>\$542,500</b>	- 18.0%
Percent of List Price Received*	101.5%	<b>95.3%</b>	- 6.1%	101.5%	<b>95.3%</b>	- 6.1%
Inventory of Homes for Sale	11	13	+ 18.2%	—	—	—
Months Supply of Inventory	2.2	2.3	+ 4.5%	—	—	—

Townhouse/Condo	January			Year to Date		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
New Listings	2	0	- 100.0%	2	0	- 100.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	1	—	0	1	—
Days on Market Until Sale	—	3	—	—	3	—
Median Sales Price*	—	<b>\$620,000</b>	—	—	<b>\$620,000</b>	—
Average Sales Price*	—	<b>\$620,000</b>	—	—	<b>\$620,000</b>	—
Percent of List Price Received*	—	<b>105.1%</b>	—	—	<b>105.1%</b>	—
Inventory of Homes for Sale	2	1	- 50.0%	—	—	—
Months Supply of Inventory	1.3	0.6	- 53.8%	—	—	—

\* 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.

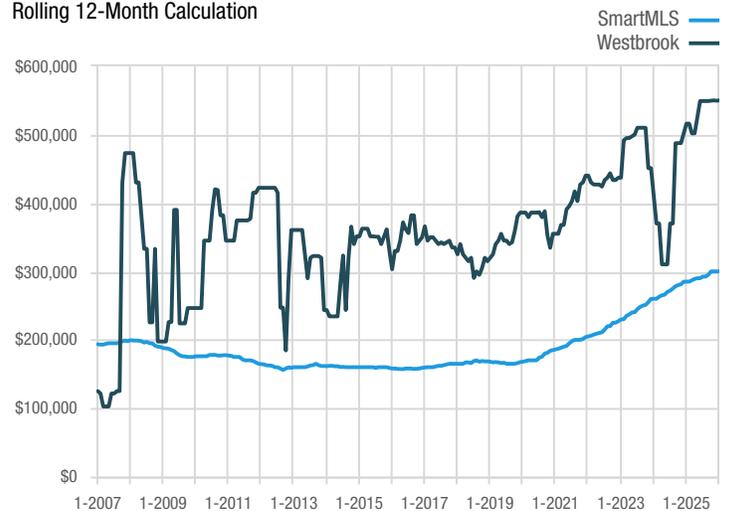
### Median Sales Price - Single Family

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.