

Clinton

Middlesex County

Single Family	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	18	16	- 11.1%	110	125	+ 13.6%
Pending Sales	14	18	+ 28.6%	95	79	- 16.8%
Closed Sales	15	10	- 33.3%	93	76	- 18.3%
Days on Market Until Sale	22	23	+ 4.5%	33	27	- 18.2%
Median Sales Price*	\$595,000	\$494,768	- 16.8%	\$485,000	\$542,500	+ 11.9%
Average Sales Price*	\$570,037	\$596,544	+ 4.7%	\$548,997	\$592,130	+ 7.9%
Percent of List Price Received*	102.7%	101.7%	- 1.0%	101.1%	101.9%	+ 0.8%
Inventory of Homes for Sale	30	38	+ 26.7%	—	—	—
Months Supply of Inventory	2.6	3.4	+ 30.8%	—	—	—

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	% Change	Thru 8-2025	Thru 8-2026	% Change
New Listings	7	3	- 57.1%	25	37	+ 48.0%
Pending Sales	2	2	0.0%	18	31	+ 72.2%
Closed Sales	2	4	+ 100.0%	17	26	+ 52.9%
Days on Market Until Sale	7	91	+ 1,200.0%	29	66	+ 127.6%
Median Sales Price*	\$537,500	\$378,000	- 29.7%	\$270,000	\$269,450	- 0.2%
Average Sales Price*	\$537,500	\$433,500	- 19.3%	\$413,717	\$352,919	- 14.7%
Percent of List Price Received*	99.1%	96.8%	- 2.3%	102.1%	96.7%	- 5.3%
Inventory of Homes for Sale	10	17	+ 70.0%	—	—	—
Months Supply of Inventory	4.8	4.3	- 10.4%	—	—	—

* 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.

