

Cromwell

Middlesex County

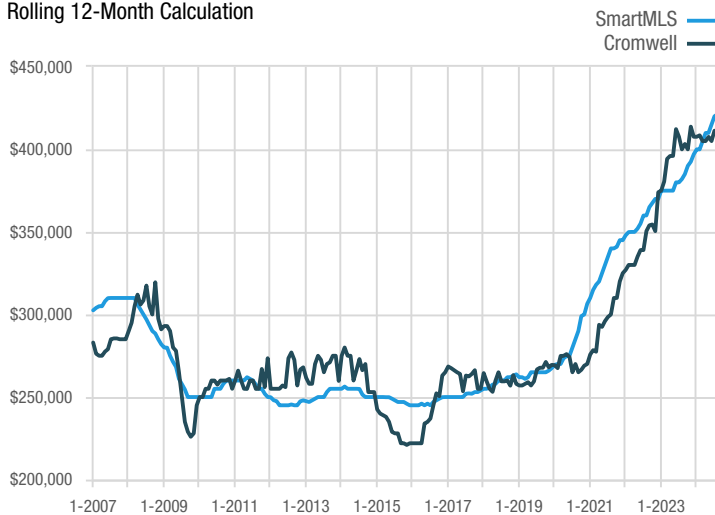
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	9	8	- 11.1%	77	92	+ 19.5%
Pending Sales	10	10	0.0%	63	77	+ 22.2%
Closed Sales	13	9	- 30.8%	63	75	+ 19.0%
Days on Market Until Sale	19	10	- 47.4%	30	26	- 13.3%
Median Sales Price*	\$450,000	\$435,000	- 3.3%	\$412,000	\$420,000	+ 1.9%
Average Sales Price*	\$469,417	\$476,949	+ 1.6%	\$482,058	\$478,615	- 0.7%
Percent of List Price Received*	105.1%	104.7%	- 0.4%	104.7%	104.6%	- 0.1%
Inventory of Homes for Sale	23	22	- 4.3%	—	—	—
Months Supply of Inventory	2.8	2.4	- 14.3%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	6	15	+ 150.0%	64	82	+ 28.1%
Pending Sales	5	7	+ 40.0%	55	72	+ 30.9%
Closed Sales	9	6	- 33.3%	52	67	+ 28.8%
Days on Market Until Sale	13	6	- 53.8%	22	17	- 22.7%
Median Sales Price*	\$235,000	\$250,000	+ 6.4%	\$220,000	\$220,000	0.0%
Average Sales Price*	\$282,778	\$298,000	+ 5.4%	\$233,369	\$249,291	+ 6.8%
Percent of List Price Received*	104.2%	104.5%	+ 0.3%	104.7%	103.9%	- 0.8%
Inventory of Homes for Sale	12	14	+ 16.7%	—	—	—
Months Supply of Inventory	1.8	1.6	- 11.1%	—	—	—

* 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.

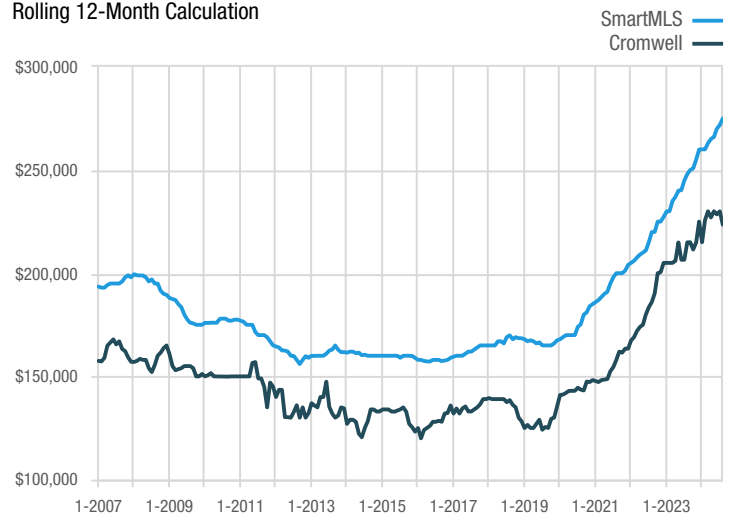
Median Sales Price - Single Family

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.