

Durham

Middlesex County

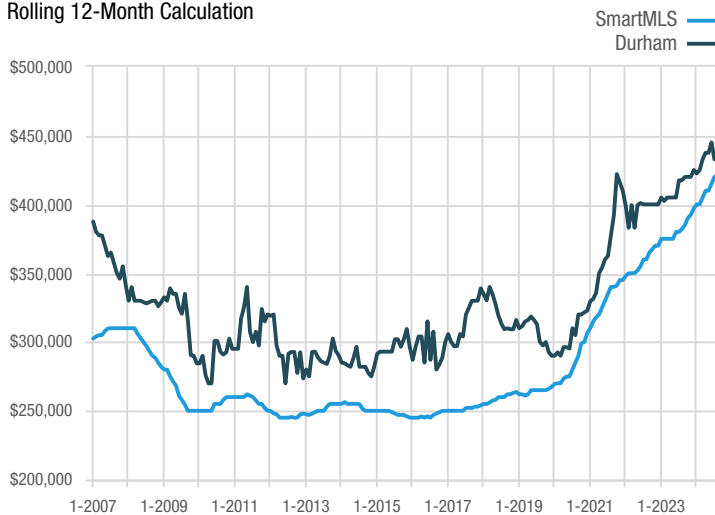
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	6	5	- 16.7%	55	50	- 9.1%
Pending Sales	7	5	- 28.6%	47	42	- 10.6%
Closed Sales	6	9	+ 50.0%	44	43	- 2.3%
Days on Market Until Sale	13	87	+ 569.2%	23	32	+ 39.1%
Median Sales Price*	\$569,500	\$480,000	- 15.7%	\$432,500	\$445,000	+ 2.9%
Average Sales Price*	\$540,667	\$504,578	- 6.7%	\$459,014	\$468,620	+ 2.1%
Percent of List Price Received*	111.7%	101.1%	- 9.5%	105.4%	102.5%	- 2.8%
Inventory of Homes for Sale	11	11	0.0%	—	—	—
Months Supply of Inventory	2.1	2.1	0.0%	—	—	—

Townhouse/Condo	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
New Listings	2	1	- 50.0%	4	1	- 75.0%
Pending Sales	0	0	0.0%	2	0	- 100.0%
Closed Sales	0	0	0.0%	2	0	- 100.0%
Days on Market Until Sale	—	—	—	4	—	—
Median Sales Price*	—	—	—	\$310,000	—	—
Average Sales Price*	—	—	—	\$310,000	—	—
Percent of List Price Received*	—	—	—	107.2%	—	—
Inventory of Homes for Sale	2	1	- 50.0%	—	—	—
Months Supply of Inventory	2.0	0.5	- 75.0%	—	—	—

* 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.

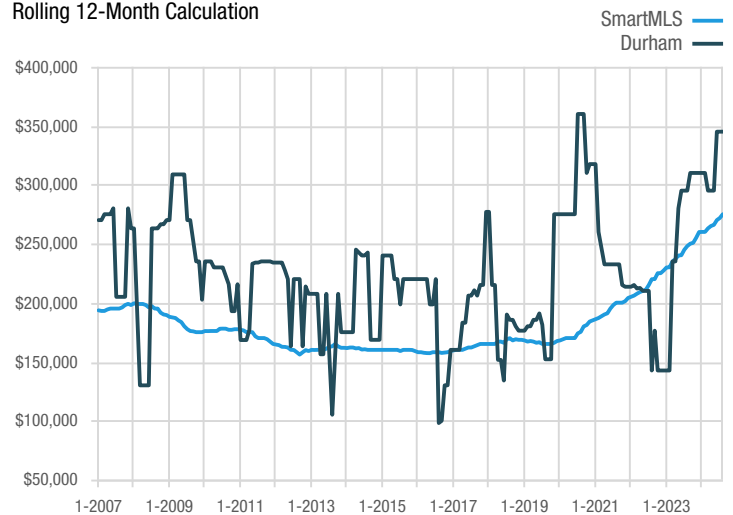
Median Sales Price - Single Family

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.