

## Middlesex County

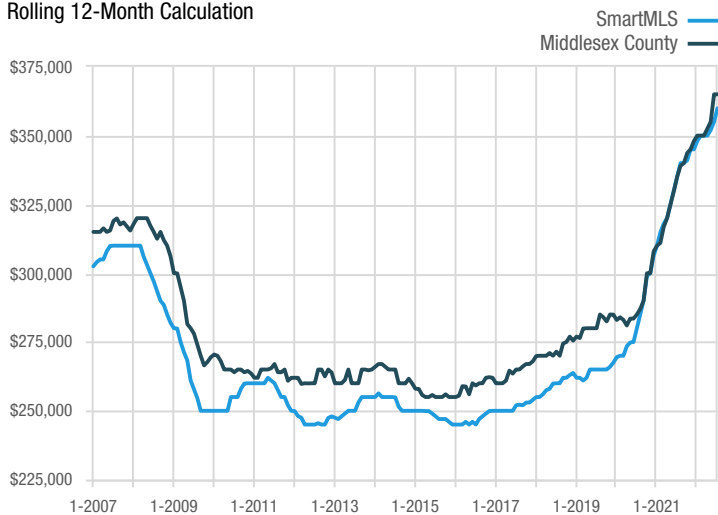
Single Family	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
<b>Key Metrics</b>						
New Listings	251	<b>218</b>	- 13.1%	1,704	<b>1,392</b>	- 18.3%
Pending Sales	212	<b>203</b>	- 4.2%	1,412	<b>1,083</b>	- 23.3%
Closed Sales	197	<b>189</b>	- 4.1%	1,333	<b>994</b>	- 25.4%
Days on Market Until Sale	31	<b>24</b>	- 22.6%	47	<b>34</b>	- 27.7%
Median Sales Price*	\$369,900	<b>\$385,000</b>	+ 4.1%	\$341,250	<b>\$375,000</b>	+ 9.9%
Average Sales Price*	\$422,992	<b>\$473,702</b>	+ 12.0%	\$410,708	<b>\$451,646</b>	+ 10.0%
Percent of List Price Received*	101.4%	<b>103.1%</b>	+ 1.7%	100.5%	<b>102.3%</b>	+ 1.8%
Inventory of Homes for Sale	642	<b>434</b>	- 32.4%	—	—	—
Months Supply of Inventory	2.9	<b>2.5</b>	- 13.8%	—	—	—

Townhouse/Condo	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
<b>Key Metrics</b>						
New Listings	65	<b>41</b>	- 36.9%	364	<b>335</b>	- 8.0%
Pending Sales	61	<b>35</b>	- 42.6%	314	<b>313</b>	- 0.3%
Closed Sales	51	<b>41</b>	- 19.6%	286	<b>297</b>	+ 3.8%
Days on Market Until Sale	20	<b>18</b>	- 10.0%	34	<b>20</b>	- 41.2%
Median Sales Price*	\$157,000	<b>\$185,000</b>	+ 17.8%	\$160,288	<b>\$177,500</b>	+ 10.7%
Average Sales Price*	\$223,552	<b>\$239,360</b>	+ 7.1%	\$212,744	<b>\$216,266</b>	+ 1.7%
Percent of List Price Received*	102.1%	<b>102.8%</b>	+ 0.7%	100.7%	<b>102.7%</b>	+ 2.0%
Inventory of Homes for Sale	91	<b>55</b>	- 39.6%	—	—	—
Months Supply of Inventory	1.9	<b>1.2</b>	- 36.8%	—	—	—

\* 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.

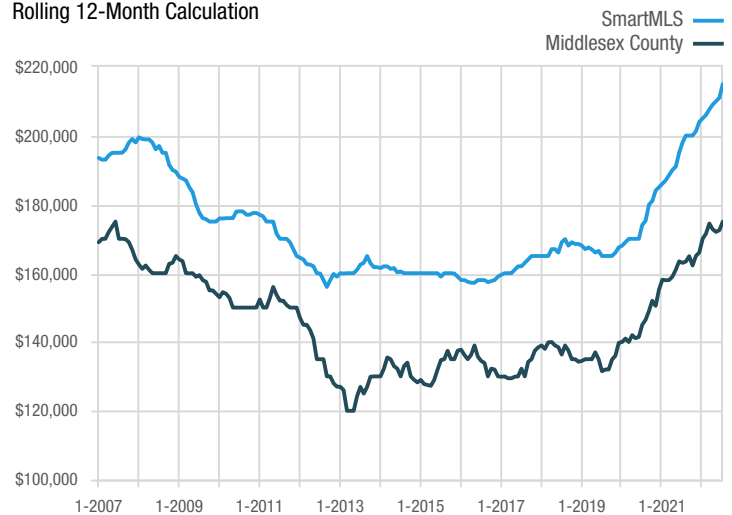
### Median Sales Price - Single Family

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.