

Weston

Single Family	December			Year to Date		
Key Metrics	2024	2025	% Change	12-2024	12-2025	% Change
Closed Sales	8	14	+ 75.0%	163	181	+ 11.0%
Median Sales Price*	\$972,500	\$900,000	- 7.5%	\$950,000	\$933,000	- 1.8%
Average Sales Price*	\$1,018,750	\$1,028,714	+ 1.0%	\$1,113,961	\$1,089,505	- 2.2%
Dollar Volume	\$8,150,000	\$14,401,990	+ 76.7%	\$181,575,650	\$197,200,378	+ 8.6%
Percent of Original List Price Received*	87.8%	93.0%	+ 5.9%	94.6%	93.5%	- 1.2%
Median Time to Contract	105	103	- 1.9%	47	59	+ 25.5%
Pending Sales	14	13	- 7.1%	177	180	+ 1.7%
New Listings	19	18	- 5.3%	266	267	+ 0.4%
Inventory of Homes for Sale	52	52	0.0%	—	—	—
Months Supply of Inventory	3.5	3.5	0.0%	—	—	—

Townhouse/Condo	December			Year to Date		
Key Metrics	2024	2025	% Change	12-2024	12-2025	% Change
Closed Sales	5	3	- 40.0%	81	64	- 21.0%
Median Sales Price*	\$410,000	\$385,000	- 6.1%	\$425,000	\$406,500	- 4.4%
Average Sales Price*	\$424,280	\$406,000	- 4.3%	\$444,885	\$435,931	- 2.0%
Dollar Volume	\$2,121,400	\$1,218,000	- 42.6%	\$36,035,708	\$27,899,612	- 22.6%
Percent of Original List Price Received*	91.8%	94.6%	+ 3.1%	96.1%	92.3%	- 4.0%
Median Time to Contract	75	47	- 37.3%	43	82	+ 90.7%
Pending Sales	5	10	+ 100.0%	81	68	- 16.0%
New Listings	6	3	- 50.0%	116	114	- 1.7%
Inventory of Homes for Sale	23	21	- 8.7%	—	—	—
Months Supply of Inventory	3.4	3.7	+ 8.8%	—	—	—

* Does not account for seller concessions. Percent change may be extreme due to small sample size. Dash (—) means no activity to report on for specified time period.

