

# Carver

**- 7.1%**

Change in  
New Listings

**0.0%**

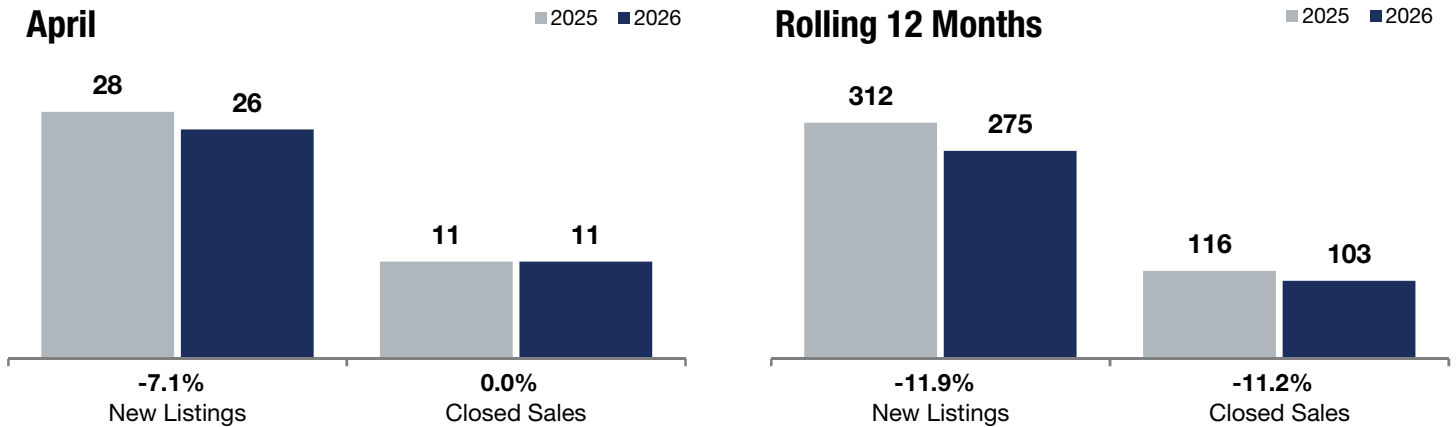
Change in  
Closed Sales

**+ 2.1%**

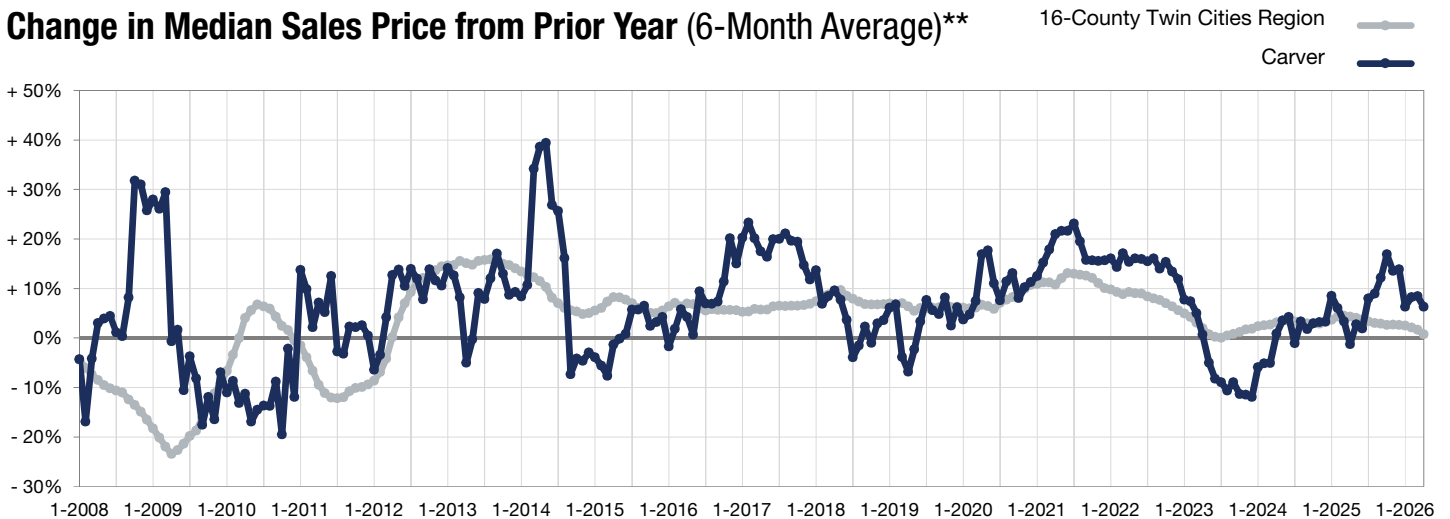
Change in  
Median Sales Price

|  | April     |                  |         | Rolling 12 Months |                  |         |
|--|-----------|------------------|---------|-------------------|------------------|---------|
|  | 2025      | 2026             | + / -   | 2025              | 2026             | + / -   |
| New Listings                             | 28        | 26               | -7.1%   | 312               | 275              | -11.9%  |
| Closed Sales                             | 11        | 11               | 0.0%    | 116               | 103              | -11.2%  |
| Median Sales Price*                      | \$479,900 | <b>\$490,000</b> | + 2.1%  | \$495,000         | <b>\$531,500</b> | + 7.4%  |
| Average Sales Price*                     | \$491,770 | <b>\$498,645</b> | + 1.4%  | \$491,134         | <b>\$539,119</b> | + 9.8%  |
| Price Per Square Foot*                   | \$171     | <b>\$218</b>     | + 27.4% | \$197             | <b>\$211</b>     | + 7.1%  |
| Percent of Original List Price Received* | 97.6%     | <b>99.9%</b>     | + 2.4%  | 97.9%             | <b>98.3%</b>     | + 0.4%  |
| Days on Market Until Sale                | 28        | 41               | + 46.4% | 39                | 45               | + 15.4% |
| Inventory of Homes for Sale              | 28        | 33               | + 17.9% | --                | --               | --      |
| Months Supply of Inventory               | 2.8       | 3.8              | + 35.7% | --                | --               | --      |

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



## Change in Median Sales Price from Prior Year (6-Month Average)\*\*



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.