

Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Fitchburg

Single-Family Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	22	18	- 18.2%	282	248	- 12.1%
Closed Sales	28	27	- 3.6%	282	250	- 11.3%
Median Sales Price*	\$388,500	\$400,000	+ 3.0%	\$396,500	\$410,000	+ 3.4%
Inventory of Homes for Sale	32	35	+ 9.4%	--	--	--
Months Supply of Inventory	1.4	1.7	+ 21.4%	--	--	--
Cumulative Days on Market Until Sale	30	42	+ 40.0%	30	37	+ 23.3%
Percent of Original List Price Received*	98.8%	96.7%	- 2.1%	100.7%	99.7%	- 1.0%
New Listings	14	18	+ 28.6%	325	303	- 6.8%

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

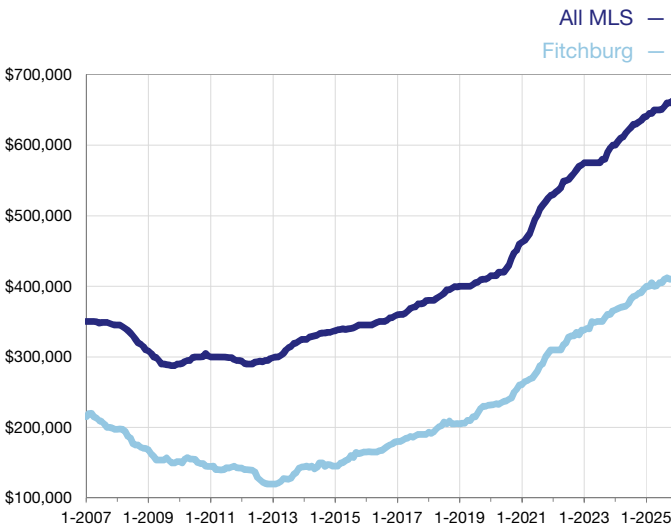
Condominium Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	6	7	+ 16.7%	60	64	+ 6.7%
Closed Sales	4	4	0.0%	58	62	+ 6.9%
Median Sales Price*	\$342,000	\$263,750	- 22.9%	\$328,250	\$350,000	+ 6.6%
Inventory of Homes for Sale	12	7	- 41.7%	--	--	--
Months Supply of Inventory	2.4	1.3	- 45.8%	--	--	--
Cumulative Days on Market Until Sale	49	62	+ 26.5%	36	45	+ 25.0%
Percent of Original List Price Received*	98.8%	98.1%	- 0.7%	101.2%	98.9%	- 2.3%
New Listings	3	3	0.0%	73	73	0.0%

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

Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation

