

# Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®



## Single-Family Properties

| Key Metrics                              | December  |      |          | Year to Date |           |         |
|--|-----------|------|----------|--------------|-----------|---------|
|  | 2024      | 2025 | + / -    | 2024         | 2025      | + / -   |
| Pending Sales                            | 0         | 0    | --       | 10           | 7         | - 30.0% |
| Closed Sales                             | 1         | 0    | - 100.0% | 9            | 8         | - 11.1% |
| Median Sales Price*                      | \$325,000 | \$0  | - 100.0% | \$382,000    | \$388,250 | + 1.6%  |
| Inventory of Homes for Sale              | 2         | 1    | - 50.0%  | --           | --        | --      |
| Months Supply of Inventory               | 1.0       | 0.6  | - 40.0%  | --           | --        | --      |
| Cumulative Days on Market Until Sale     | 26        | 0    | - 100.0% | 42           | 64        | + 52.4% |
| Percent of Original List Price Received* | 94.2%     | 0.0% | - 100.0% | 91.4%        | 101.2%    | + 10.7% |
| New Listings                             | 0         | 0    | --       | 13           | 8         | - 38.5% |

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

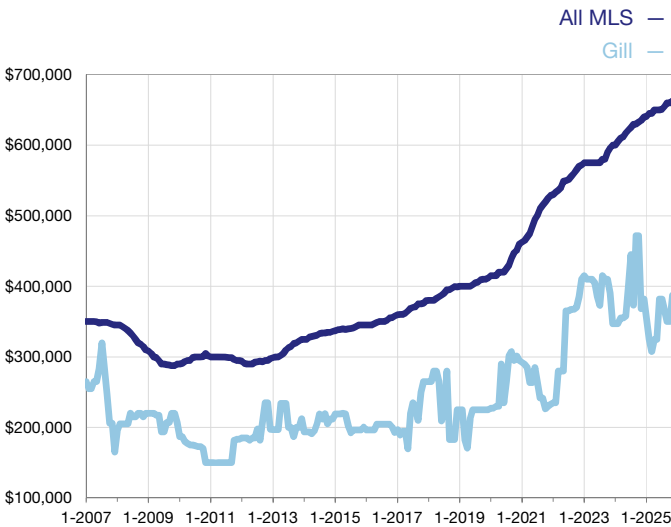
## Condominium Properties

| Key Metrics                              | December |      |       | Year to Date |      |       |
|--|----------|------|-------|--------------|------|-------|
|  | 2024     | 2025 | + / - | 2024         | 2025 | + / - |
| Pending Sales                            | 0        | 0    | --    | 0            | 0    | --    |
| Closed Sales                             | 0        | 0    | --    | 0            | 0    | --    |
| Median Sales Price*                      | \$0      | \$0  | --    | \$0          | \$0  | --    |
| Inventory of Homes for Sale              | 0        | 0    | --    | --           | --   | --    |
| Months Supply of Inventory               | 0.0      | 0.0  | --    | --           | --   | --    |
| Cumulative Days on Market Until Sale     | 0        | 0    | --    | 0            | 0    | --    |
| Percent of Original List Price Received* | 0.0%     | 0.0% | --    | 0.0%         | 0.0% | --    |
| New Listings                             | 0        | 0    | --    | 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

