

Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Goshen

Single-Family Properties

| Key Metrics | December | | | Year to Date | | |
|--|----------|------|---------|--------------|-----------|----------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Pending Sales | 0 | 0 | -- | 5 | 11 | + 120.0% |
| Closed Sales | 0 | 0 | -- | 5 | 11 | + 120.0% |
| Median Sales Price* | \$0 | \$0 | -- | \$500,000 | \$400,000 | - 20.0% |
| Inventory of Homes for Sale | 4 | 2 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 1.6 | 1.3 | - 18.8% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 0 | -- | 26 | 51 | + 96.2% |
| Percent of Original List Price Received* | 0.0% | 0.0% | -- | 99.1% | 94.5% | - 4.6% |
| New Listings | 0 | 0 | -- | 11 | 18 | + 63.6% |

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

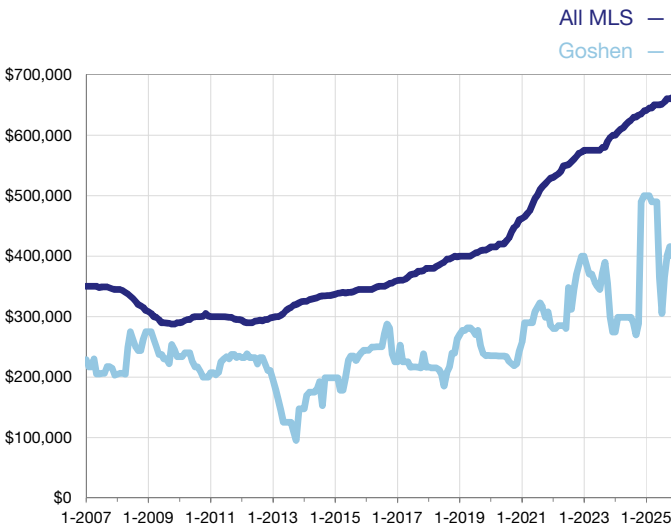
Condominium Properties

| Key Metrics | December | | | Year to Date | | |
|--|----------|------|----------|--------------|-----------|----------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Pending Sales | 0 | 0 | -- | 1 | 1 | 0.0% |
| Closed Sales | 0 | 0 | -- | 1 | 1 | 0.0% |
| Median Sales Price* | \$0 | \$0 | -- | \$273,000 | \$154,500 | - 43.4% |
| Inventory of Homes for Sale | 1 | 0 | - 100.0% | -- | -- | -- |
| Months Supply of Inventory | 1.0 | 0.0 | - 100.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 0 | -- | 18 | 128 | + 611.1% |
| Percent of Original List Price Received* | 0.0% | 0.0% | -- | 103.0% | 88.3% | - 14.3% |
| New Listings | 0 | 0 | -- | 2 | 0 | - 100.0% |

* 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

