

# Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hamilton

### Single-Family Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	4	4	0.0%	80	66	- 17.5%
Closed Sales	9	5	- 44.4%	82	65	- 20.7%
Median Sales Price*	\$860,000	<b>\$762,500</b>	- 11.3%	\$889,500	<b>\$875,000</b>	- 1.6%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	1.4	1.1	- 21.4%	--	--	--
Cumulative Days on Market Until Sale	57	44	- 22.8%	47	50	+ 6.4%
Percent of Original List Price Received*	99.1%	93.7%	- 5.4%	98.9%	99.9%	+ 1.0%
New Listings	6	0	- 100.0%	91	73	- 19.8%

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

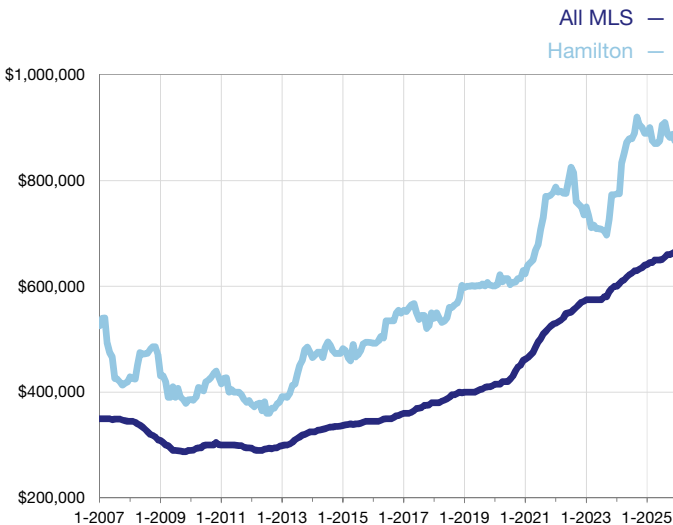
### Condominium Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	0	--	5	2	- 60.0%
Closed Sales	0	0	--	5	2	- 60.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$950,000	<b>\$725,150</b>	- 23.7%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	51	19	- 62.7%
Percent of Original List Price Received*	0.0%	0.0%	--	94.9%	95.2%	+ 0.3%
New Listings	0	0	--	5	4	- 20.0%

\* 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

