

Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norfolk

Single-Family Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	11	7	- 36.4%	128	111	- 13.3%
Closed Sales	13	13	0.0%	124	118	- 4.8%
Median Sales Price*	\$830,000	\$785,000	- 5.4%	\$832,401	\$854,000	+ 2.6%
Inventory of Homes for Sale	17	11	- 35.3%	--	--	--
Months Supply of Inventory	1.6	1.2	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	49	43	- 12.2%	37	49	+ 32.4%
Percent of Original List Price Received*	96.5%	98.6%	+ 2.2%	100.1%	99.3%	- 0.8%
New Listings	5	4	- 20.0%	152	125	- 17.8%

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

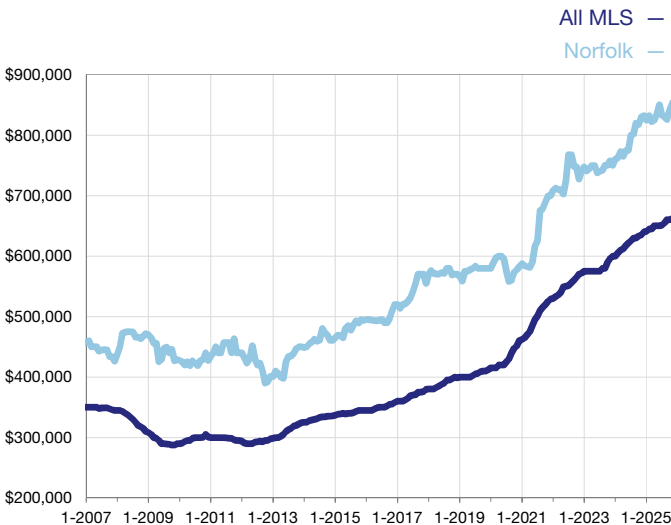
Condominium Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	7	--	9	42	+ 366.7%
Closed Sales	2	4	+ 100.0%	9	33	+ 266.7%
Median Sales Price*	\$620,500	\$767,500	+ 23.7%	\$670,000	\$735,000	+ 9.7%
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	2.0	1.2	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	13	42	+ 223.1%	19	47	+ 147.4%
Percent of Original List Price Received*	101.4%	97.7%	- 3.6%	101.7%	100.5%	- 1.2%
New Listings	0	6	--	12	51	+ 325.0%

* 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

