

Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Palmer

Single-Family Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	11	8	- 27.3%	115	89	- 22.6%
Closed Sales	10	7	- 30.0%	115	90	- 21.7%
Median Sales Price*	\$345,000	\$270,000	- 21.7%	\$330,000	\$342,110	+ 3.7%
Inventory of Homes for Sale	17	12	- 29.4%	--	--	--
Months Supply of Inventory	1.8	1.6	- 11.1%	--	--	--
Cumulative Days on Market Until Sale	33	50	+ 51.5%	27	42	+ 55.6%
Percent of Original List Price Received*	94.7%	100.4%	+ 6.0%	100.4%	101.5%	+ 1.1%
New Listings	6	8	+ 33.3%	132	100	- 24.2%

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

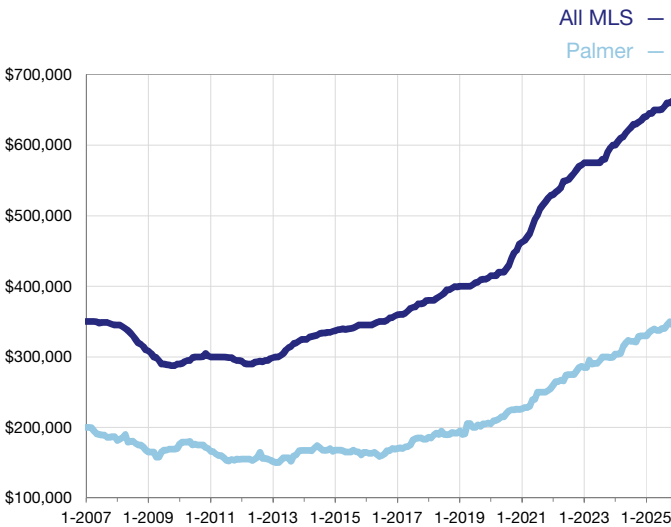
Condominium Properties

Key Metrics	December			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Pending Sales	0	3	--	13	14	+ 7.7%
Closed Sales	2	1	- 50.0%	15	12	- 20.0%
Median Sales Price*	\$145,000	\$230,000	+ 58.6%	\$208,000	\$252,500	+ 21.4%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.4	1.1	- 21.4%	--	--	--
Cumulative Days on Market Until Sale	56	29	- 48.2%	27	45	+ 66.7%
Percent of Original List Price Received*	86.1%	92.0%	+ 6.9%	97.7%	100.4%	+ 2.8%
New Listings	0	1	--	15	15	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

