

Local Market Update – December 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Salisbury

Single-Family Properties

| Key Metrics | December | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Pending Sales | 3 | 1 | - 66.7% | 49 | 48 | - 2.0% |
| Closed Sales | 3 | 3 | 0.0% | 47 | 49 | + 4.3% |
| Median Sales Price* | \$600,000 | \$660,000 | + 10.0% | \$665,000 | \$675,000 | + 1.5% |
| Inventory of Homes for Sale | 14 | 7 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 3.1 | 1.8 | - 41.9% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 62 | 46 | - 25.8% | 37 | 48 | + 29.7% |
| Percent of Original List Price Received* | 92.0% | 98.7% | + 7.3% | 99.7% | 98.1% | - 1.6% |
| New Listings | 1 | 0 | - 100.0% | 69 | 71 | + 2.9% |

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

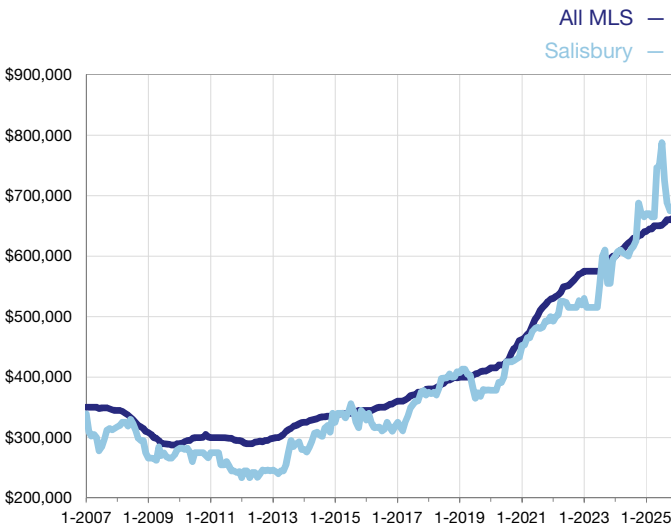
Condominium Properties

| Key Metrics | December | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|---------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Pending Sales | 1 | 3 | + 200.0% | 36 | 59 | + 63.9% |
| Closed Sales | 2 | 5 | + 150.0% | 41 | 52 | + 26.8% |
| Median Sales Price* | \$555,000 | \$320,000 | - 42.3% | \$599,900 | \$604,450 | + 0.8% |
| Inventory of Homes for Sale | 5 | 10 | + 100.0% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 2.0 | + 17.6% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 114 | 77 | - 32.5% | 42 | 40 | - 4.8% |
| Percent of Original List Price Received* | 89.5% | 90.2% | + 0.8% | 98.6% | 97.2% | - 1.4% |
| New Listings | 0 | 0 | -- | 54 | 99 | + 83.3% |

* 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

