

Local Market Update – February 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Ashland

Single-Family Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	5	3	- 40.0%	11	8	- 27.3%
Closed Sales	6	8	+ 33.3%	9	11	+ 22.2%
Median Sales Price*	\$748,500	\$632,500	- 15.5%	\$735,000	\$625,000	- 15.0%
Inventory of Homes for Sale	4	6	+ 50.0%	--	--	--
Months Supply of Inventory	0.4	0.7	+ 75.0%	--	--	--
Cumulative Days on Market Until Sale	15	37	+ 146.7%	20	33	+ 65.0%
Percent of Original List Price Received*	101.7%	100.0%	- 1.7%	101.2%	99.6%	- 1.6%
New Listings	6	6	0.0%	13	11	- 15.4%

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

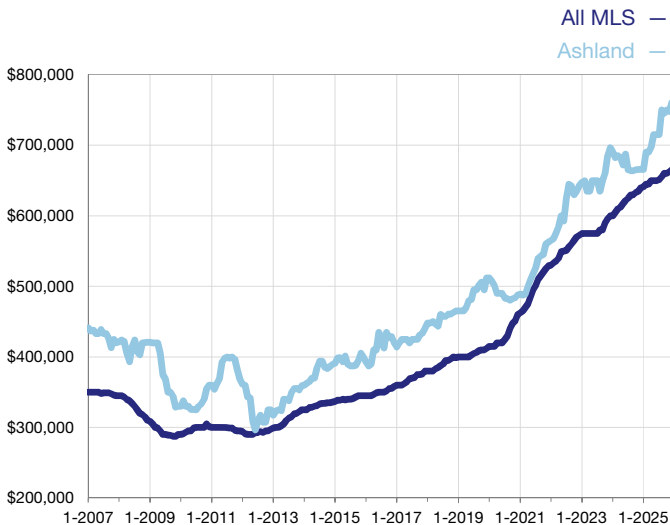
Condominium Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	4	6	+ 50.0%	9	10	+ 11.1%
Closed Sales	6	4	- 33.3%	13	9	- 30.8%
Median Sales Price*	\$652,000	\$535,000	- 17.9%	\$649,000	\$460,000	- 29.1%
Inventory of Homes for Sale	1	7	+ 600.0%	--	--	--
Months Supply of Inventory	0.1	1.3	+ 1,200.0%	--	--	--
Cumulative Days on Market Until Sale	10	89	+ 790.0%	19	81	+ 326.3%
Percent of Original List Price Received*	104.9%	97.2%	- 7.3%	102.6%	94.2%	- 8.2%
New Listings	2	5	+ 150.0%	10	10	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

