

# Local Market Update – February 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Dracut

### Single-Family Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	13	17	+ 30.8%	25	33	+ 32.0%
Closed Sales	10	13	+ 30.0%	25	25	0.0%
Median Sales Price*	\$560,000	\$550,000	- 1.8%	\$600,000	\$570,000	- 5.0%
Inventory of Homes for Sale	10	10	0.0%	--	--	--
Months Supply of Inventory	0.6	0.6	0.0%	--	--	--
Cumulative Days on Market Until Sale	37	48	+ 29.7%	43	44	+ 2.3%
Percent of Original List Price Received*	103.0%	101.3%	- 1.7%	100.5%	100.2%	- 0.3%
New Listings	11	9	- 18.2%	21	29	+ 38.1%

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

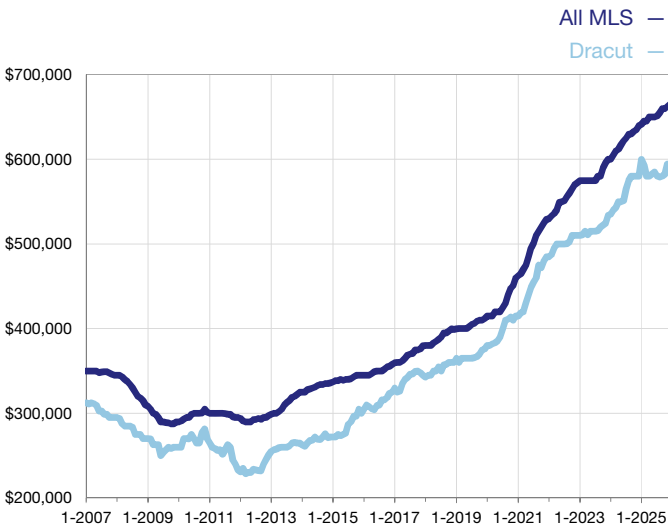
### Condominium Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	11	8	- 27.3%	19	15	- 21.1%
Closed Sales	11	5	- 54.5%	17	10	- 41.2%
Median Sales Price*	\$295,000	\$435,000	+ 47.5%	\$315,000	\$359,000	+ 14.0%
Inventory of Homes for Sale	13	12	- 7.7%	--	--	--
Months Supply of Inventory	1.4	1.3	- 7.1%	--	--	--
Cumulative Days on Market Until Sale	60	66	+ 10.0%	50	58	+ 16.0%
Percent of Original List Price Received*	97.6%	99.0%	+ 1.4%	98.0%	98.4%	+ 0.4%
New Listings	8	5	- 37.5%	18	13	- 27.8%

\* 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

