

Local Market Update – February 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Fall River

Single-Family Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	19	23	+ 21.1%	44	41	- 6.8%
Closed Sales	30	17	- 43.3%	53	35	- 34.0%
Median Sales Price*	\$459,950	\$515,000	+ 12.0%	\$425,000	\$520,000	+ 22.4%
Inventory of Homes for Sale	55	46	- 16.4%	--	--	--
Months Supply of Inventory	2.4	2.1	- 12.5%	--	--	--
Cumulative Days on Market Until Sale	57	42	- 26.3%	49	52	+ 6.1%
Percent of Original List Price Received*	99.9%	99.1%	- 0.8%	99.5%	98.4%	- 1.1%
New Listings	23	19	- 17.4%	54	46	- 14.8%

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

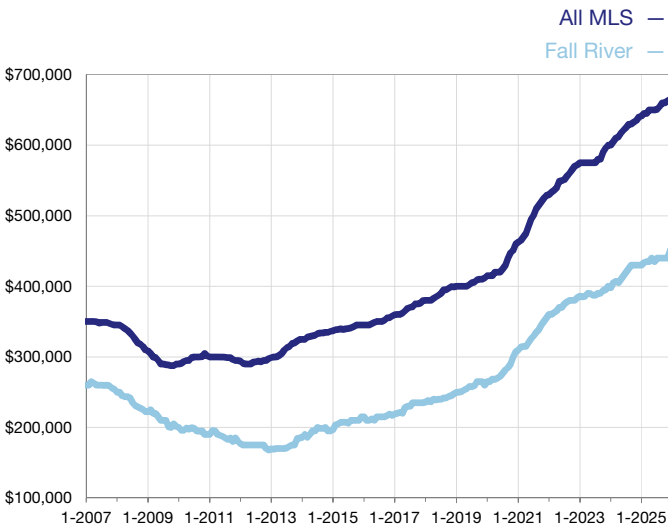
Condominium Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	8	13	+ 62.5%	13	20	+ 53.8%
Closed Sales	3	7	+ 133.3%	13	18	+ 38.5%
Median Sales Price*	\$255,000	\$310,000	+ 21.6%	\$255,000	\$272,500	+ 6.9%
Inventory of Homes for Sale	38	34	- 10.5%	--	--	--
Months Supply of Inventory	5.8	3.5	- 39.7%	--	--	--
Cumulative Days on Market Until Sale	47	106	+ 125.5%	118	103	- 12.7%
Percent of Original List Price Received*	94.3%	99.4%	+ 5.4%	94.8%	97.2%	+ 2.5%
New Listings	10	9	- 10.0%	34	23	- 32.4%

* 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

