

Local Market Update – February 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Northbridge

Single-Family Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	3	8	+ 166.7%	8	15	+ 87.5%
Closed Sales	3	9	+ 200.0%	10	12	+ 20.0%
Median Sales Price*	\$490,000	\$575,000	+ 17.3%	\$522,500	\$561,750	+ 7.5%
Inventory of Homes for Sale	12	20	+ 66.7%	--	--	--
Months Supply of Inventory	1.3	2.4	+ 84.6%	--	--	--
Cumulative Days on Market Until Sale	16	32	+ 100.0%	22	33	+ 50.0%
Percent of Original List Price Received*	103.4%	100.2%	- 3.1%	100.2%	100.3%	+ 0.1%
New Listings	8	14	+ 75.0%	12	26	+ 116.7%

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

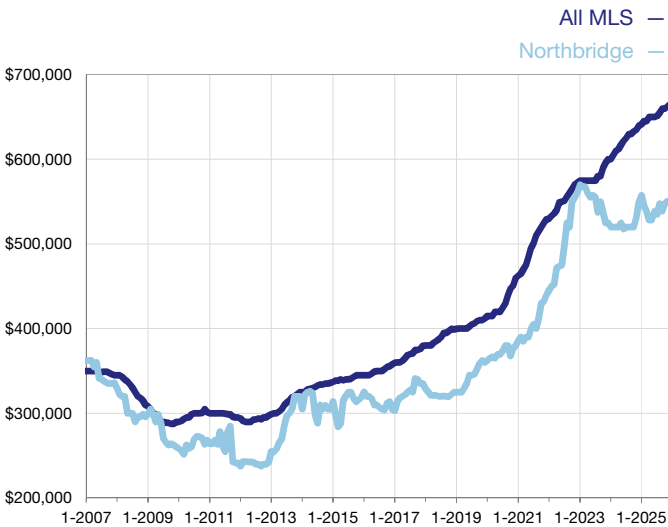
Condominium Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	2	12	+ 500.0%	4	13	+ 225.0%
Closed Sales	4	2	- 50.0%	11	7	- 36.4%
Median Sales Price*	\$406,988	\$637,433	+ 56.6%	\$578,975	\$345,000	- 40.4%
Inventory of Homes for Sale	7	4	- 42.9%	--	--	--
Months Supply of Inventory	1.2	0.7	- 41.7%	--	--	--
Cumulative Days on Market Until Sale	76	57	- 25.0%	79	39	- 50.6%
Percent of Original List Price Received*	98.1%	102.1%	+ 4.1%	99.1%	101.0%	+ 1.9%
New Listings	3	12	+ 300.0%	3	16	+ 433.3%

* 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

