

Local Market Update – February 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Raynham

Single-Family Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	9	5	- 44.4%	10	8	- 20.0%
Closed Sales	3	4	+ 33.3%	8	8	0.0%
Median Sales Price*	\$639,900	\$557,500	- 12.9%	\$722,050	\$541,750	- 25.0%
Inventory of Homes for Sale	12	18	+ 50.0%	--	--	--
Months Supply of Inventory	1.3	2.2	+ 69.2%	--	--	--
Cumulative Days on Market Until Sale	66	50	- 24.2%	54	47	- 13.0%
Percent of Original List Price Received*	99.0%	97.7%	- 1.3%	98.6%	98.5%	- 0.1%
New Listings	10	6	- 40.0%	16	12	- 25.0%

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

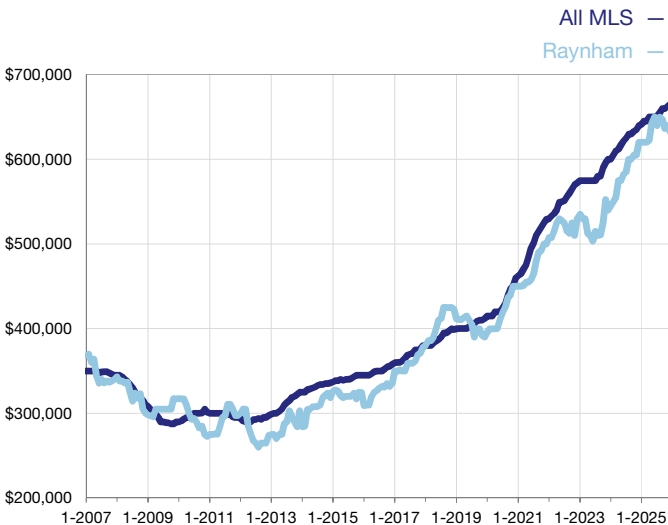
Condominium Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	4	2	- 50.0%	8	2	- 75.0%
Closed Sales	5	4	- 20.0%	5	8	+ 60.0%
Median Sales Price*	\$322,500	\$623,507	+ 93.3%	\$322,500	\$631,803	+ 95.9%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	2.6	1.4	- 46.2%	--	--	--
Cumulative Days on Market Until Sale	81	54	- 33.3%	81	32	- 60.5%
Percent of Original List Price Received*	100.6%	104.3%	+ 3.7%	100.6%	104.9%	+ 4.3%
New Listings	6	2	- 66.7%	9	6	- 33.3%

* 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

