

Local Market Update – February 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Truro

Single-Family Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	2	2	0.0%	7	4	- 42.9%
Closed Sales	1	4	+ 300.0%	6	7	+ 16.7%
Median Sales Price*	\$3,550,000	\$945,000	- 73.4%	\$1,007,000	\$945,000	- 6.2%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	3.5	4.9	+ 40.0%	--	--	--
Cumulative Days on Market Until Sale	105	123	+ 17.1%	53	97	+ 83.0%
Percent of Original List Price Received*	85.5%	91.3%	+ 6.8%	95.9%	92.1%	- 4.0%
New Listings	6	1	- 83.3%	7	4	- 42.9%

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

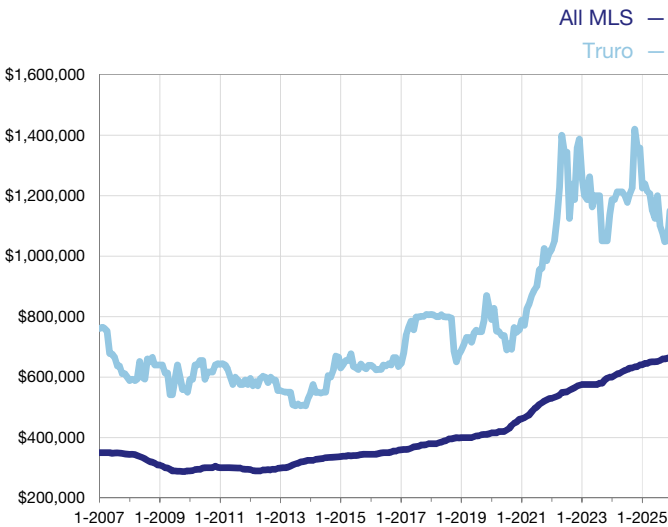
Condominium Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	1	--	1	1	0.0%
Closed Sales	1	0	- 100.0%	1	2	+ 100.0%
Median Sales Price*	\$305,000	\$0	- 100.0%	\$305,000	\$494,000	+ 62.0%
Inventory of Homes for Sale	14	7	- 50.0%	--	--	--
Months Supply of Inventory	7.5	3.9	- 48.0%	--	--	--
Cumulative Days on Market Until Sale	118	0	- 100.0%	118	149	+ 26.3%
Percent of Original List Price Received*	93.8%	0.0%	- 100.0%	93.8%	85.3%	- 9.1%
New Listings	2	0	- 100.0%	4	0	- 100.0%

* 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

