

Local Market Update – February 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Walpole

Single-Family Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	12	10	- 16.7%	18	18	0.0%
Closed Sales	9	3	- 66.7%	19	13	- 31.6%
Median Sales Price*	\$650,000	\$661,000	+ 1.7%	\$738,920	\$820,000	+ 11.0%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	1.0	1.2	+ 20.0%	--	--	--
Cumulative Days on Market Until Sale	36	15	- 58.3%	31	26	- 16.1%
Percent of Original List Price Received*	101.5%	96.7%	- 4.7%	100.2%	99.3%	- 0.9%
New Listings	11	15	+ 36.4%	21	27	+ 28.6%

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

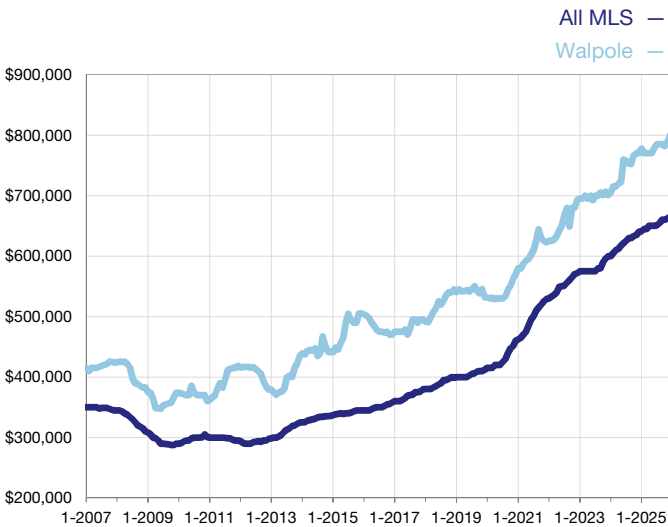
Condominium Properties

Key Metrics	February			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	4	3	- 25.0%	13	4	- 69.2%
Closed Sales	9	3	- 66.7%	14	7	- 50.0%
Median Sales Price*	\$532,500	\$790,000	+ 48.4%	\$533,750	\$605,000	+ 13.3%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	1.7	1.3	- 23.5%	--	--	--
Cumulative Days on Market Until Sale	38	68	+ 78.9%	33	52	+ 57.6%
Percent of Original List Price Received*	99.7%	99.9%	+ 0.2%	100.0%	98.2%	- 1.8%
New Listings	5	3	- 40.0%	16	8	- 50.0%

* 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

