

# Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Andover

### Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	21	18	- 14.3%	48	36	- 25.0%
Closed Sales	15	8	- 46.7%	37	24	- 35.1%
Median Sales Price*	\$1,307,500	\$1,055,000	- 19.3%	\$1,030,210	\$1,085,000	+ 5.3%
Inventory of Homes for Sale	42	25	- 40.5%	--	--	--
Months Supply of Inventory	1.7	1.1	- 35.3%	--	--	--
Cumulative Days on Market Until Sale	85	18	- 78.8%	59	45	- 23.7%
Percent of Original List Price Received*	104.4%	108.0%	+ 3.4%	101.3%	102.7%	+ 1.4%
New Listings	32	28	- 12.5%	72	54	- 25.0%

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

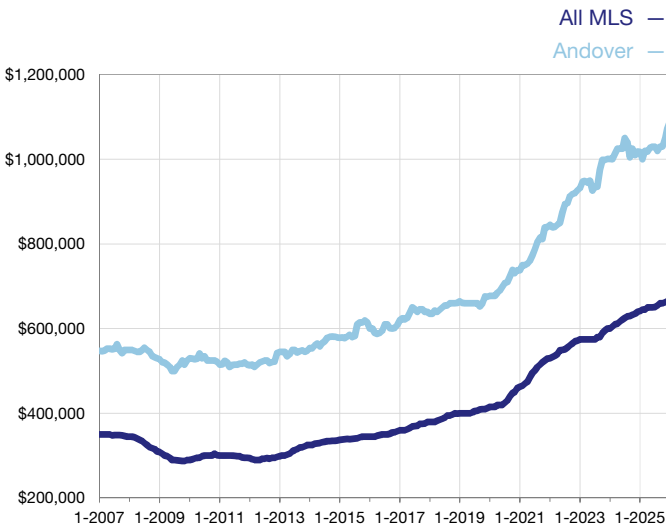
### Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	10	10	0.0%	20	20	0.0%
Closed Sales	8	4	- 50.0%	16	14	- 12.5%
Median Sales Price*	\$437,450	\$547,500	+ 25.2%	\$422,500	\$470,000	+ 11.2%
Inventory of Homes for Sale	16	22	+ 37.5%	--	--	--
Months Supply of Inventory	2.1	2.8	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	48	66	+ 37.5%	46	46	0.0%
Percent of Original List Price Received*	102.1%	95.3%	- 6.7%	100.8%	97.8%	- 3.0%
New Listings	10	17	+ 70.0%	30	35	+ 16.7%

\* 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

