

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Danvers

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	9	10	+ 11.1%	21	24	+ 14.3%
Closed Sales	6	8	+ 33.3%	18	24	+ 33.3%
Median Sales Price*	\$700,000	\$792,500	+ 13.2%	\$680,000	\$727,500	+ 7.0%
Inventory of Homes for Sale	10	5	- 50.0%	--	--	--
Months Supply of Inventory	0.9	0.4	- 55.6%	--	--	--
Cumulative Days on Market Until Sale	25	36	+ 44.0%	29	28	- 3.4%
Percent of Original List Price Received*	103.8%	102.3%	- 1.4%	100.7%	99.5%	- 1.2%
New Listings	14	8	- 42.9%	25	22	- 12.0%

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

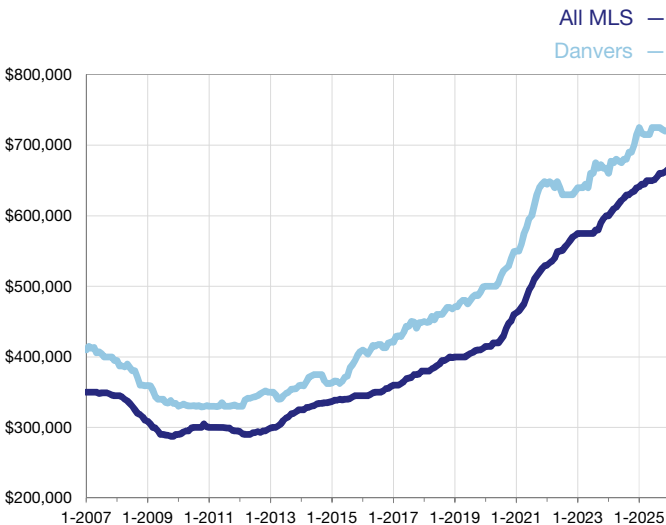
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	3	5	+ 66.7%	13	13	0.0%
Closed Sales	6	6	0.0%	11	12	+ 9.1%
Median Sales Price*	\$544,500	\$358,000	- 34.3%	\$507,000	\$400,000	- 21.1%
Inventory of Homes for Sale	6	5	- 16.7%	--	--	--
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--
Cumulative Days on Market Until Sale	16	60	+ 275.0%	23	64	+ 178.3%
Percent of Original List Price Received*	101.5%	97.2%	- 4.2%	100.9%	97.1%	- 3.8%
New Listings	8	3	- 62.5%	16	12	- 25.0%

* 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

