

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Fairhaven

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	16	13	- 18.8%	33	24	- 27.3%
Closed Sales	15	7	- 53.3%	27	22	- 18.5%
Median Sales Price*	\$530,000	\$490,000	- 7.5%	\$530,000	\$514,250	- 3.0%
Inventory of Homes for Sale	24	18	- 25.0%	--	--	--
Months Supply of Inventory	2.3	1.8	- 21.7%	--	--	--
Cumulative Days on Market Until Sale	35	73	+ 108.6%	39	64	+ 64.1%
Percent of Original List Price Received*	100.3%	94.7%	- 5.6%	98.9%	97.1%	- 1.8%
New Listings	11	14	+ 27.3%	39	26	- 33.3%

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

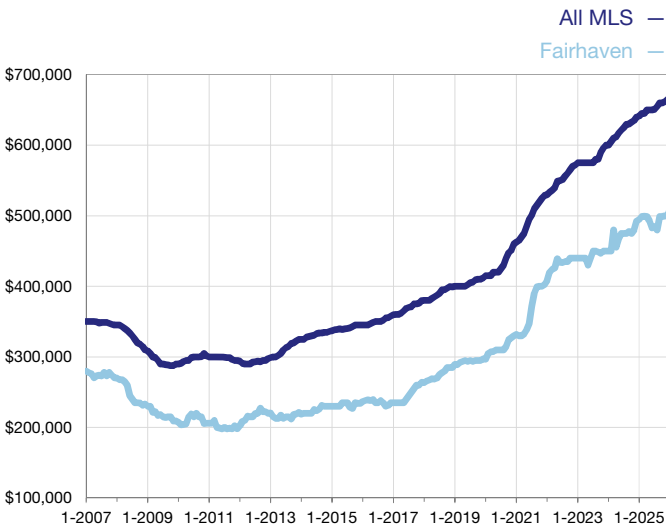
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	2	1	- 50.0%	6	1	- 83.3%
Closed Sales	1	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$500,000	\$0	- 100.0%	\$280,000	\$0	- 100.0%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	1.8	0.5	- 72.2%	--	--	--
Cumulative Days on Market Until Sale	20	0	- 100.0%	36	0	- 100.0%
Percent of Original List Price Received*	104.2%	0.0%	- 100.0%	97.3%	0.0%	- 100.0%
New Listings	0	1	--	7	2	- 71.4%

* 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

