

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Granby

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	3	3	0.0%	9	7	- 22.2%
Closed Sales	5	0	- 100.0%	7	7	0.0%
Median Sales Price*	\$600,000	\$0	- 100.0%	\$600,000	\$435,000	- 27.5%
Inventory of Homes for Sale	10	6	- 40.0%	--	--	--
Months Supply of Inventory	2.9	2.1	- 27.6%	--	--	--
Cumulative Days on Market Until Sale	51	0	- 100.0%	157	98	- 37.6%
Percent of Original List Price Received*	109.4%	0.0%	- 100.0%	111.1%	90.9%	- 18.2%
New Listings	2	5	+ 150.0%	12	8	- 33.3%

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

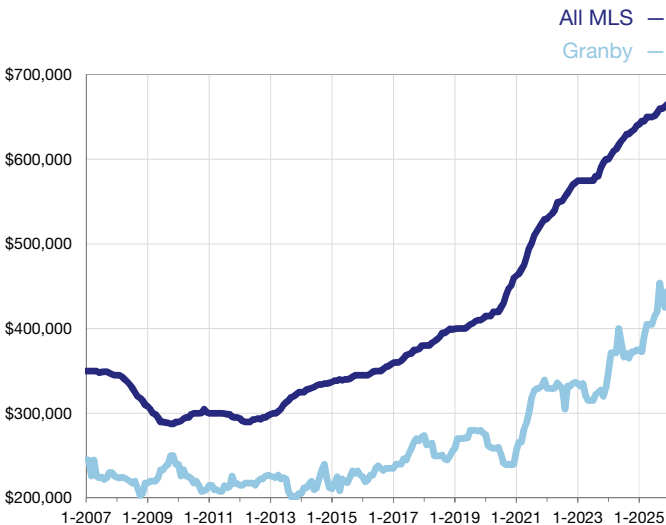
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	1	--	0	1	--
Closed Sales	0	0	--	1	1	0.0%
Median Sales Price*	\$0	\$0	--	\$274,000	\$265,000	- 3.3%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	21	35	+ 66.7%
Percent of Original List Price Received*	0.0%	0.0%	--	101.5%	96.4%	- 5.0%
New Listings	0	0	--	1	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

