

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Groton

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	8	14	+ 75.0%	22	24	+ 9.1%
Closed Sales	9	9	0.0%	16	19	+ 18.8%
Median Sales Price*	\$925,000	\$790,000	- 14.6%	\$917,500	\$790,000	- 13.9%
Inventory of Homes for Sale	20	17	- 15.0%	--	--	--
Months Supply of Inventory	2.3	1.8	- 21.7%	--	--	--
Cumulative Days on Market Until Sale	33	60	+ 81.8%	34	52	+ 52.9%
Percent of Original List Price Received*	102.5%	96.7%	- 5.7%	101.1%	98.0%	- 3.1%
New Listings	10	15	+ 50.0%	31	30	- 3.2%

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

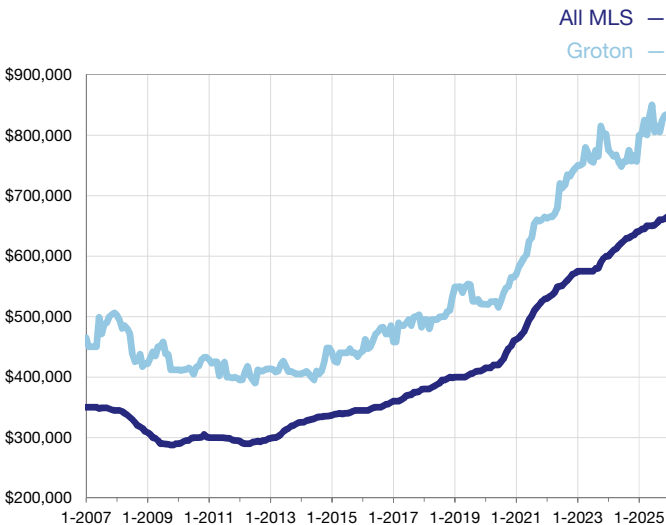
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	3	1	- 66.7%	5	3	- 40.0%
Closed Sales	2	2	0.0%	5	6	+ 20.0%
Median Sales Price*	\$730,610	\$982,349	+ 34.5%	\$742,000	\$835,000	+ 12.5%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	1.1	1.9	+ 72.7%	--	--	--
Cumulative Days on Market Until Sale	188	125	- 33.5%	115	94	- 18.3%
Percent of Original List Price Received*	109.0%	103.4%	- 5.1%	107.1%	96.3%	- 10.1%
New Listings	2	2	0.0%	4	4	0.0%

* 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

