

# Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hampden

### Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	2	3	+ 50.0%	6	7	+ 16.7%
Closed Sales	1	1	0.0%	6	4	- 33.3%
Median Sales Price*	\$495,000	<b>\$425,000</b>	- 14.1%	\$650,000	<b>\$520,000</b>	- 20.0%
Inventory of Homes for Sale	9	1	- 88.9%	--	--	--
Months Supply of Inventory	2.4	<b>0.3</b>	- 87.5%	--	--	--
Cumulative Days on Market Until Sale	126	<b>32</b>	- 74.6%	57	<b>64</b>	+ 12.3%
Percent of Original List Price Received*	90.0%	<b>102.4%</b>	+ 13.8%	96.9%	<b>96.7%</b>	- 0.2%
New Listings	4	2	- 50.0%	12	6	- 50.0%

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

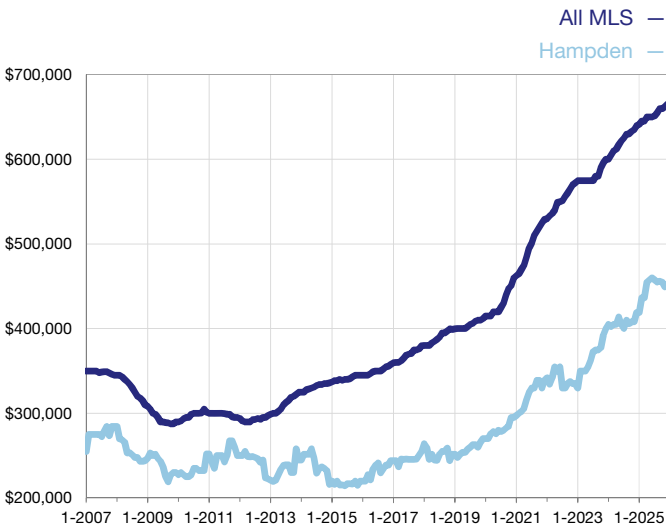
### Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	0	--	1	0	- 100.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Median Sales Price*	\$408,000	<b>\$0</b>	- 100.0%	\$408,000	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	<b>0.0</b>	--	--	--	--
Cumulative Days on Market Until Sale	25	0	- 100.0%	25	0	- 100.0%
Percent of Original List Price Received*	102.0%	<b>0.0%</b>	- 100.0%	102.0%	<b>0.0%</b>	- 100.0%
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

