

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hancock

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	2	--	1	2	+ 100.0%
Closed Sales	1	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$130,000	\$0	- 100.0%	\$350,000	\$0	- 100.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.3	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	139	0	- 100.0%	92	0	- 100.0%
Percent of Original List Price Received*	65.0%	0.0%	- 100.0%	84.1%	0.0%	- 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.

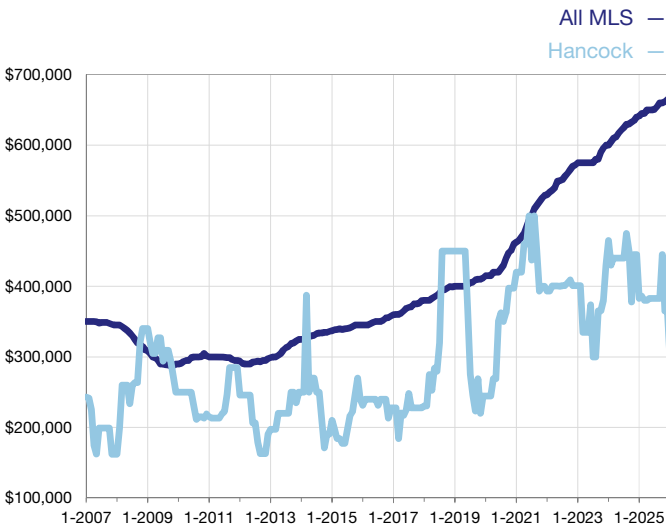
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	1	2	+ 100.0%	6	7	+ 16.7%
Closed Sales	2	4	+ 100.0%	5	8	+ 60.0%
Median Sales Price*	\$469,450	\$285,400	- 39.2%	\$400,000	\$362,900	- 9.3%
Inventory of Homes for Sale	13	15	+ 15.4%	--	--	--
Months Supply of Inventory	6.8	6.0	- 11.8%	--	--	--
Cumulative Days on Market Until Sale	85	118	+ 38.8%	124	118	- 4.8%
Percent of Original List Price Received*	92.5%	93.2%	+ 0.8%	93.5%	93.2%	- 0.3%
New Listings	2	2	0.0%	8	11	+ 37.5%

* 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

