

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Holden

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	13	17	+ 30.8%	33	34	+ 3.0%
Closed Sales	9	11	+ 22.2%	32	32	0.0%
Median Sales Price*	\$610,000	\$550,000	- 9.8%	\$605,000	\$607,000	+ 0.3%
Inventory of Homes for Sale	25	15	- 40.0%	--	--	--
Months Supply of Inventory	1.8	0.9	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	21	42	+ 100.0%	34	55	+ 61.8%
Percent of Original List Price Received*	97.1%	100.9%	+ 3.9%	98.0%	99.7%	+ 1.7%
New Listings	22	22	0.0%	44	37	- 15.9%

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

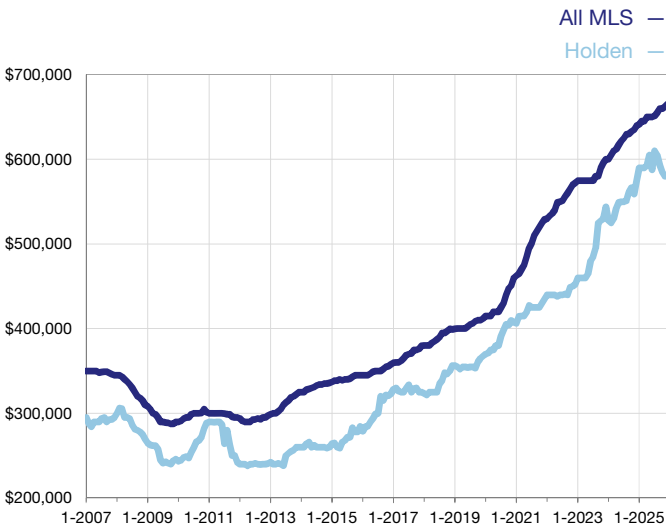
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	3	4	+ 33.3%	9	7	- 22.2%
Closed Sales	7	4	- 42.9%	13	6	- 53.8%
Median Sales Price*	\$355,000	\$367,000	+ 3.4%	\$355,000	\$367,000	+ 3.4%
Inventory of Homes for Sale	5	6	+ 20.0%	--	--	--
Months Supply of Inventory	1.8	1.9	+ 5.6%	--	--	--
Cumulative Days on Market Until Sale	23	16	- 30.4%	33	23	- 30.3%
Percent of Original List Price Received*	98.8%	100.3%	+ 1.5%	99.2%	99.8%	+ 0.6%
New Listings	5	7	+ 40.0%	13	12	- 7.7%

* 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

