

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Medfield

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	13	13	0.0%	25	29	+ 16.0%
Closed Sales	6	6	0.0%	18	19	+ 5.6%
Median Sales Price*	\$1,337,500	\$1,350,500	+ 1.0%	\$1,114,000	\$1,125,000	+ 1.0%
Inventory of Homes for Sale	11	9	- 18.2%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	35	45	+ 28.6%	40	47	+ 17.5%
Percent of Original List Price Received*	102.1%	99.3%	- 2.7%	99.0%	98.0%	- 1.0%
New Listings	14	15	+ 7.1%	33	33	0.0%

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

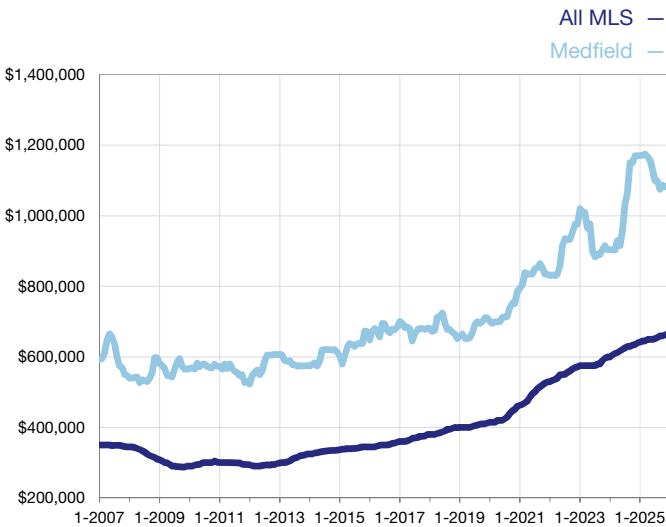
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	2	3	+ 50.0%	5	6	+ 20.0%
Closed Sales	1	2	+ 100.0%	4	2	- 50.0%
Median Sales Price*	\$915,000	\$1,025,000	+ 12.0%	\$870,000	\$1,025,000	+ 17.8%
Inventory of Homes for Sale	2	4	+ 100.0%	--	--	--
Months Supply of Inventory	0.7	1.5	+ 114.3%	--	--	--
Cumulative Days on Market Until Sale	277	20	- 92.8%	94	20	- 78.7%
Percent of Original List Price Received*	96.4%	104.8%	+ 8.7%	98.0%	104.8%	+ 6.9%
New Listings	3	4	+ 33.3%	6	10	+ 66.7%

* 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

