

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

New Bedford

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	23	24	+ 4.3%	70	57	- 18.6%
Closed Sales	15	16	+ 6.7%	62	58	- 6.5%
Median Sales Price*	\$425,000	\$422,000	- 0.7%	\$414,000	\$420,000	+ 1.4%
Inventory of Homes for Sale	54	60	+ 11.1%	--	--	--
Months Supply of Inventory	2.0	2.1	+ 5.0%	--	--	--
Cumulative Days on Market Until Sale	67	53	- 20.9%	51	52	+ 2.0%
Percent of Original List Price Received*	97.9%	95.8%	- 2.1%	97.1%	97.2%	+ 0.1%
New Listings	30	40	+ 33.3%	82	90	+ 9.8%

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

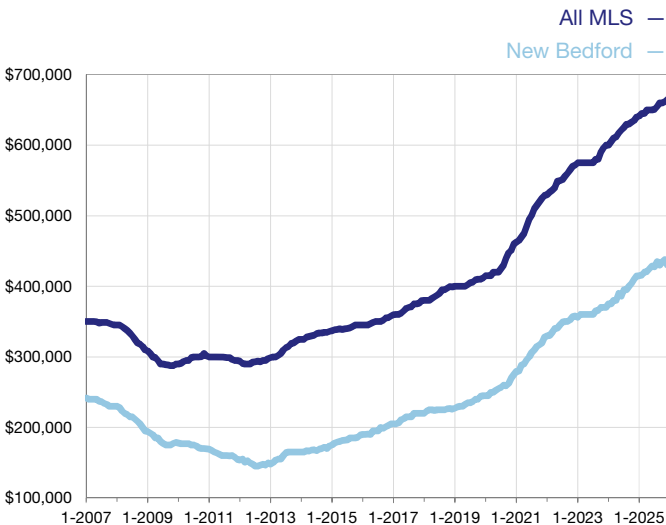
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	1	3	+ 200.0%	10	4	- 60.0%
Closed Sales	1	2	+ 100.0%	9	2	- 77.8%
Median Sales Price*	\$154,900	\$305,700	+ 97.4%	\$220,000	\$305,700	+ 39.0%
Inventory of Homes for Sale	18	7	- 61.1%	--	--	--
Months Supply of Inventory	6.8	2.3	- 66.2%	--	--	--
Cumulative Days on Market Until Sale	3	36	+ 1,100.0%	48	36	- 25.0%
Percent of Original List Price Received*	100.0%	99.4%	- 0.6%	96.1%	99.4%	+ 3.4%
New Listings	4	5	+ 25.0%	12	9	- 25.0%

* 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

