

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Oxford

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	8	5	- 37.5%	19	15	- 21.1%
Closed Sales	1	3	+ 200.0%	10	18	+ 80.0%
Median Sales Price*	\$425,000	\$437,500	+ 2.9%	\$425,000	\$450,000	+ 5.9%
Inventory of Homes for Sale	18	13	- 27.8%	--	--	--
Months Supply of Inventory	1.9	1.4	- 26.3%	--	--	--
Cumulative Days on Market Until Sale	78	27	- 65.4%	67	51	- 23.9%
Percent of Original List Price Received*	96.8%	96.2%	- 0.6%	94.5%	99.3%	+ 5.1%
New Listings	13	11	- 15.4%	24	22	- 8.3%

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

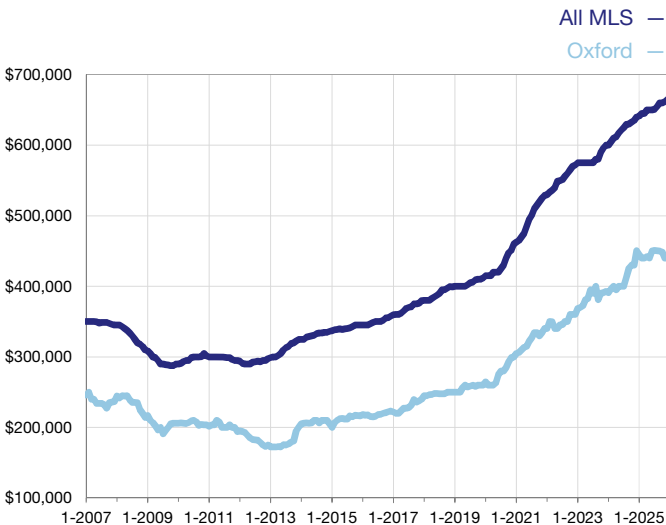
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	4	6	+ 50.0%	5	12	+ 140.0%
Closed Sales	0	4	--	2	6	+ 200.0%
Median Sales Price*	\$0	\$269,950	--	\$342,000	\$252,450	- 26.2%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	2.4	0.7	- 70.8%	--	--	--
Cumulative Days on Market Until Sale	0	15	--	55	20	- 63.6%
Percent of Original List Price Received*	0.0%	100.8%	--	94.0%	100.9%	+ 7.3%
New Listings	5	4	- 20.0%	8	13	+ 62.5%

* 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

