

# Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Pepperell

### Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	9	8	- 11.1%	22	19	- 13.6%
Closed Sales	9	5	- 44.4%	21	17	- 19.0%
Median Sales Price*	\$625,000	<b>\$565,000</b>	- 9.6%	\$500,000	<b>\$570,000</b>	+ 14.0%
Inventory of Homes for Sale	6	9	+ 50.0%	--	--	--
Months Supply of Inventory	0.8	1.0	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	43	24	- 44.2%	39	42	+ 7.7%
Percent of Original List Price Received*	101.7%	<b>104.3%</b>	+ 2.6%	101.7%	<b>102.3%</b>	+ 0.6%
New Listings	8	11	+ 37.5%	20	24	+ 20.0%

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

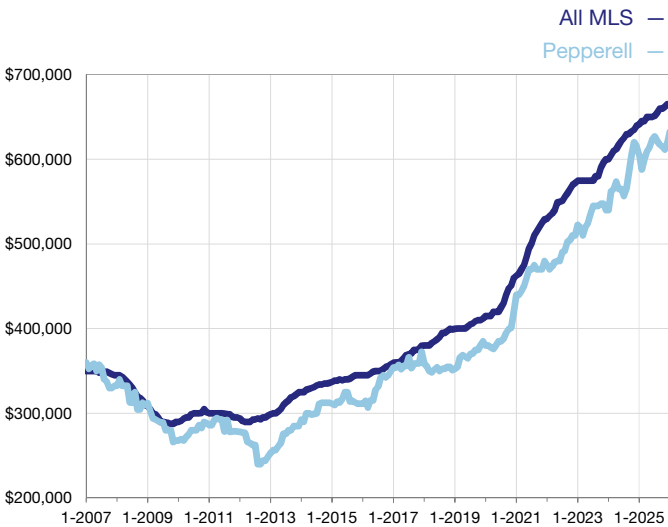
### Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	1	--	2	4	+ 100.0%
Closed Sales	2	1	- 50.0%	4	2	- 50.0%
Median Sales Price*	\$382,000	<b>\$350,000</b>	- 8.4%	\$425,000	<b>\$435,000</b>	+ 2.4%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	1.7	0.5	- 70.6%	--	--	--
Cumulative Days on Market Until Sale	128	125	- 2.3%	87	72	- 17.2%
Percent of Original List Price Received*	100.0%	<b>95.9%</b>	- 4.1%	100.8%	<b>98.4%</b>	- 2.4%
New Listings	0	0	--	5	3	- 40.0%

\* 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

