

# Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Townsend

### Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	8	3	- 62.5%	20	10	- 50.0%
Closed Sales	7	2	- 71.4%	19	8	- 57.9%
Median Sales Price*	\$495,000	<b>\$597,500</b>	+ 20.7%	\$510,000	<b>\$565,000</b>	+ 10.8%
Inventory of Homes for Sale	9	10	+ 11.1%	--	--	--
Months Supply of Inventory	1.2	1.6	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	107	20	- 81.3%	58	84	+ 44.8%
Percent of Original List Price Received*	97.7%	<b>98.4%</b>	+ 0.7%	100.3%	<b>91.8%</b>	- 8.5%
New Listings	8	10	+ 25.0%	22	14	- 36.4%

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

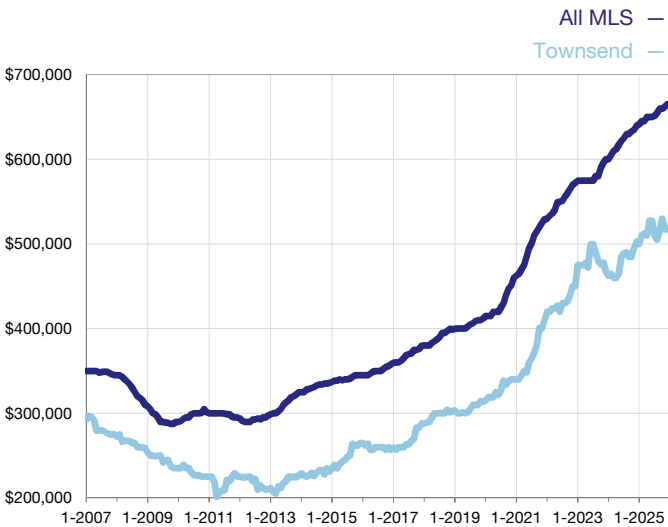
### Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	2	1	- 50.0%	2	3	+ 50.0%
Closed Sales	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$172,500	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.5	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	11	0	- 100.0%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	100.0%	<b>0.0%</b>	- 100.0%
New Listings	1	1	0.0%	1	4	+ 300.0%

\* 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

