

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Whitman

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	7	10	+ 42.9%	19	19	0.0%
Closed Sales	6	4	- 33.3%	17	13	- 23.5%
Median Sales Price*	\$537,500	\$560,000	+ 4.2%	\$500,000	\$580,000	+ 16.0%
Inventory of Homes for Sale	6	9	+ 50.0%	--	--	--
Months Supply of Inventory	0.7	1.2	+ 71.4%	--	--	--
Cumulative Days on Market Until Sale	46	86	+ 87.0%	45	57	+ 26.7%
Percent of Original List Price Received*	98.6%	96.2%	- 2.4%	100.0%	98.3%	- 1.7%
New Listings	4	6	+ 50.0%	18	18	0.0%

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

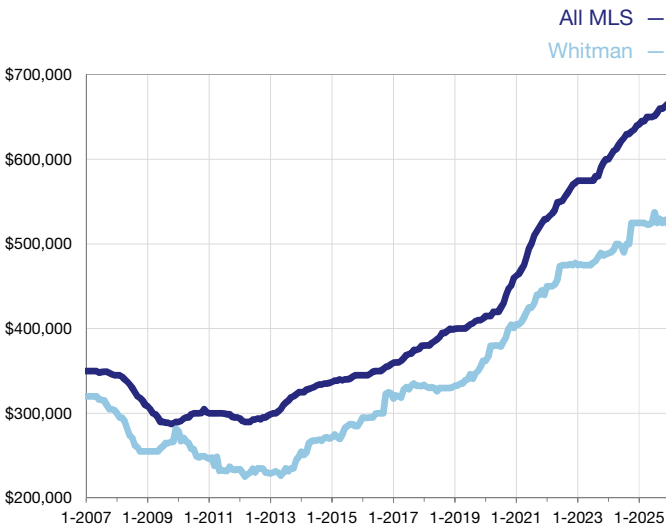
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	2	3	+ 50.0%	8	7	- 12.5%
Closed Sales	3	2	- 33.3%	6	6	0.0%
Median Sales Price*	\$475,000	\$480,000	+ 1.1%	\$451,250	\$444,950	- 1.4%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	0.6	0.8	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	62	16	- 74.2%	44	23	- 47.7%
Percent of Original List Price Received*	97.3%	105.0%	+ 7.9%	98.7%	103.5%	+ 4.9%
New Listings	2	2	0.0%	7	5	- 28.6%

* 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

