

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Yarmouth

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	21	26	+ 23.8%	52	51	- 1.9%
Closed Sales	18	11	- 38.9%	42	32	- 23.8%
Median Sales Price*	\$605,500	\$870,000	+ 43.7%	\$577,000	\$600,000	+ 4.0%
Inventory of Homes for Sale	52	32	- 38.5%	--	--	--
Months Supply of Inventory	2.3	1.4	- 39.1%	--	--	--
Cumulative Days on Market Until Sale	59	85	+ 44.1%	52	63	+ 21.2%
Percent of Original List Price Received*	94.7%	96.2%	+ 1.6%	95.7%	95.7%	0.0%
New Listings	33	29	- 12.1%	64	64	0.0%

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

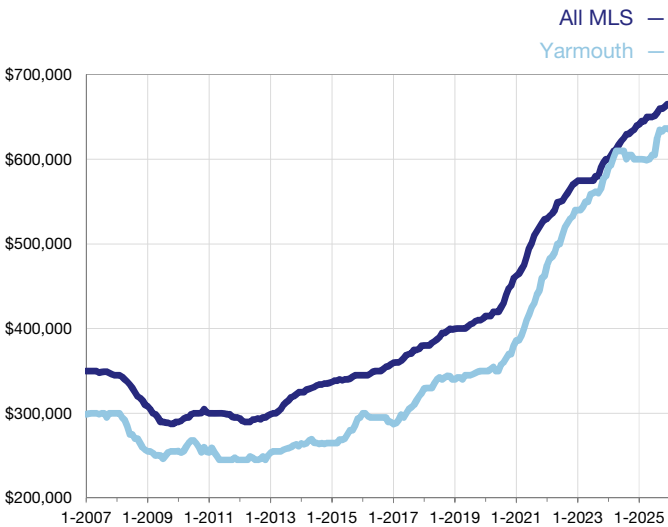
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	8	9	+ 12.5%	19	15	- 21.1%
Closed Sales	7	4	- 42.9%	13	12	- 7.7%
Median Sales Price*	\$370,000	\$357,000	- 3.5%	\$370,000	\$430,000	+ 16.2%
Inventory of Homes for Sale	14	9	- 35.7%	--	--	--
Months Supply of Inventory	2.5	1.5	- 40.0%	--	--	--
Cumulative Days on Market Until Sale	66	18	- 72.7%	69	76	+ 10.1%
Percent of Original List Price Received*	97.9%	98.1%	+ 0.2%	97.0%	92.5%	- 4.6%
New Listings	10	11	+ 10.0%	21	18	- 14.3%

* 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

