

Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Colrain

Single-Family Properties

| Key Metrics | April | | | Year to Date | | |
|--|-----------|------|----------|--------------|------|----------|
| | 2025 | 2026 | + / - | 2025 | 2026 | + / - |
| Pending Sales | 0 | 2 | -- | 0 | 2 | -- |
| Closed Sales | 1 | 0 | - 100.0% | 1 | 0 | - 100.0% |
| Median Sales Price* | \$320,000 | \$0 | - 100.0% | \$320,000 | \$0 | - 100.0% |
| Inventory of Homes for Sale | 4 | 2 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 2.2 | 1.2 | - 45.5% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 73 | 0 | - 100.0% | 73 | 0 | - 100.0% |
| Percent of Original List Price Received* | 84.4% | 0.0% | - 100.0% | 84.4% | 0.0% | - 100.0% |
| New Listings | 2 | 3 | + 50.0% | 2 | 3 | + 50.0% |

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

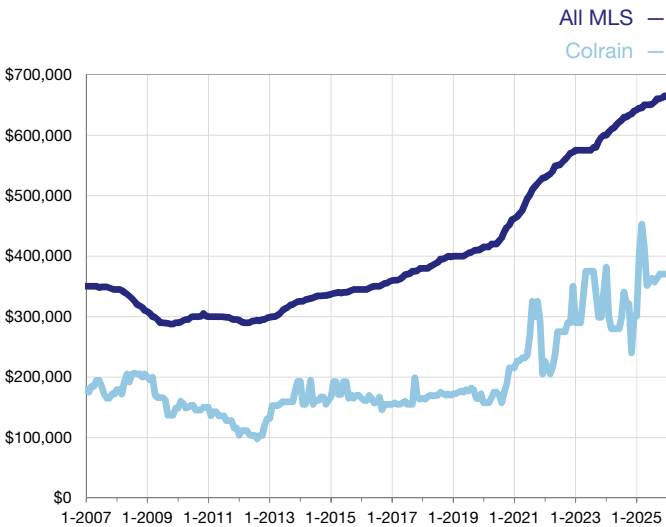
Condominium Properties

| Key Metrics | April | | | Year to Date | | |
|--|-------|------|-------|--------------|------|-------|
| | 2025 | 2026 | + / - | 2025 | 2026 | + / - |
| Pending Sales | 0 | 0 | -- | 0 | 0 | -- |
| Closed Sales | 0 | 0 | -- | 0 | 0 | -- |
| Median Sales Price* | \$0 | \$0 | -- | \$0 | \$0 | -- |
| Inventory of Homes for Sale | 0 | 0 | -- | -- | -- | -- |
| Months Supply of Inventory | 0.0 | 0.0 | -- | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 0 | -- | 0 | 0 | -- |
| Percent of Original List Price Received* | 0.0% | 0.0% | -- | 0.0% | 0.0% | -- |
| New Listings | 0 | 0 | -- | 0 | 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

