

Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Kingston

Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	12	9	- 25.0%	25	25	0.0%
Closed Sales	6	6	0.0%	21	23	+ 9.5%
Median Sales Price*	\$730,000	\$784,000	+ 7.4%	\$800,000	\$705,000	- 11.9%
Inventory of Homes for Sale	23	22	- 4.3%	--	--	--
Months Supply of Inventory	2.4	2.3	- 4.2%	--	--	--
Cumulative Days on Market Until Sale	63	22	- 65.1%	62	75	+ 21.0%
Percent of Original List Price Received*	101.2%	100.2%	- 1.0%	97.7%	97.0%	- 0.7%
New Listings	23	20	- 13.0%	39	39	0.0%

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

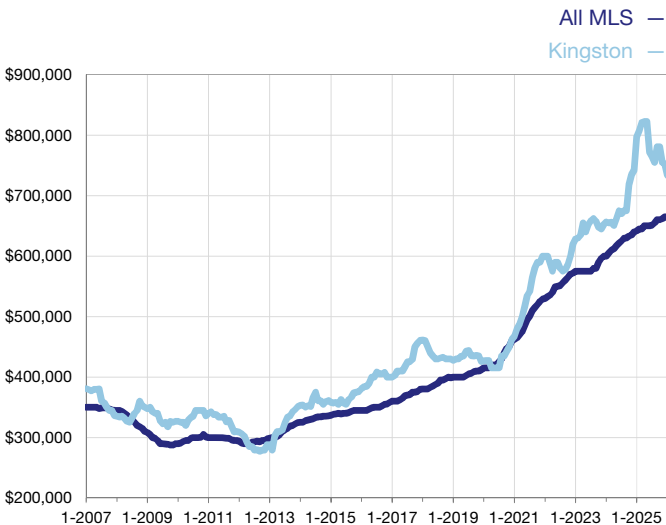
Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	3	3	0.0%	5	6	+ 20.0%
Closed Sales	2	1	- 50.0%	5	2	- 60.0%
Median Sales Price*	\$432,500	\$510,000	+ 17.9%	\$395,000	\$453,000	+ 14.7%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.6	0.5	- 16.7%	--	--	--
Cumulative Days on Market Until Sale	49	15	- 69.4%	32	18	- 43.8%
Percent of Original List Price Received*	98.1%	102.0%	+ 4.0%	99.8%	101.9%	+ 2.1%
New Listings	3	2	- 33.3%	6	7	+ 16.7%

* 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

