

# Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Merrimac

### Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	2	3	+ 50.0%	10	8	- 20.0%
Closed Sales	4	2	- 50.0%	10	8	- 20.0%
Median Sales Price*	\$689,500	<b>\$618,500</b>	- 10.3%	\$564,950	<b>\$540,000</b>	- 4.4%
Inventory of Homes for Sale	5	7	+ 40.0%	--	--	--
Months Supply of Inventory	1.1	1.6	+ 45.5%	--	--	--
Cumulative Days on Market Until Sale	16	9	- 43.8%	16	34	+ 112.5%
Percent of Original List Price Received*	103.3%	<b>103.5%</b>	+ 0.2%	97.8%	<b>97.7%</b>	- 0.1%
New Listings	3	7	+ 133.3%	15	12	- 20.0%

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

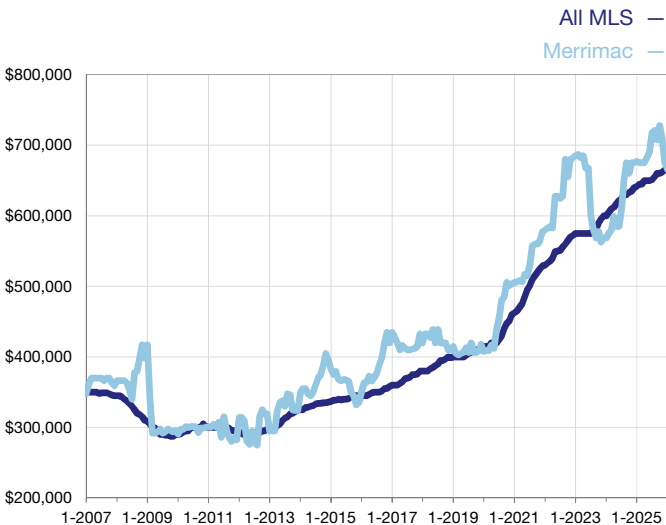
### Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	1	--	3	3	0.0%
Closed Sales	1	1	0.0%	3	3	0.0%
Median Sales Price*	\$540,000	<b>\$460,000</b>	- 14.8%	\$500,000	<b>\$427,000</b>	- 14.6%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.7	1.8	+ 157.1%	--	--	--
Cumulative Days on Market Until Sale	9	17	+ 88.9%	14	42	+ 200.0%
Percent of Original List Price Received*	103.9%	<b>102.2%</b>	- 1.6%	105.1%	<b>95.6%</b>	- 9.0%
New Listings	1	1	0.0%	4	4	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

