

Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Monson

Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	3	5	+ 66.7%	17	19	+ 11.8%
Closed Sales	5	4	- 20.0%	17	18	+ 5.9%
Median Sales Price*	\$315,000	\$373,000	+ 18.4%	\$392,500	\$429,500	+ 9.4%
Inventory of Homes for Sale	6	6	0.0%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--
Cumulative Days on Market Until Sale	35	44	+ 25.7%	42	67	+ 59.5%
Percent of Original List Price Received*	95.9%	101.2%	+ 5.5%	96.6%	98.2%	+ 1.7%
New Listings	5	8	+ 60.0%	16	20	+ 25.0%

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

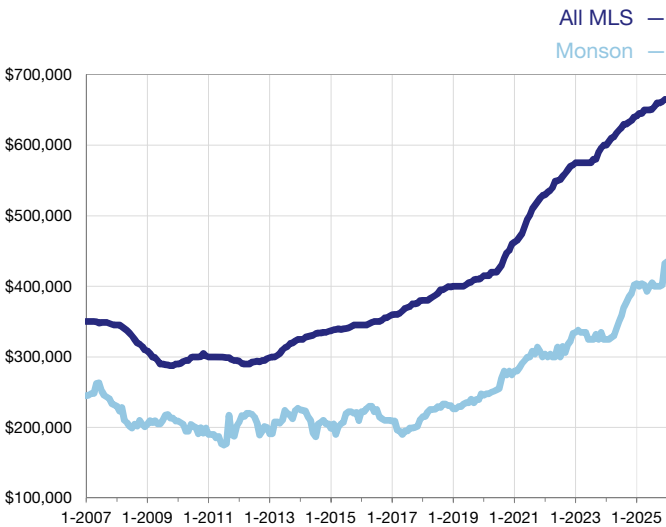
Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	1	0	- 100.0%	1	1	0.0%
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	\$0	--	\$0	\$265,000	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	19	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	100.0%	--
New Listings	0	0	--	1	1	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

