

Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Stockbridge

Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	3	--	4	8	+ 100.0%
Closed Sales	1	1	0.0%	5	4	- 20.0%
Median Sales Price*	\$1,300,000	\$3,200,000	+ 146.2%	\$1,275,000	\$1,106,500	- 13.2%
Inventory of Homes for Sale	6	18	+ 200.0%	--	--	--
Months Supply of Inventory	2.3	6.7	+ 191.3%	--	--	--
Cumulative Days on Market Until Sale	62	57	- 8.1%	44	79	+ 79.5%
Percent of Original List Price Received*	108.8%	91.4%	- 16.0%	109.7%	90.9%	- 17.1%
New Listings	1	5	+ 400.0%	7	12	+ 71.4%

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

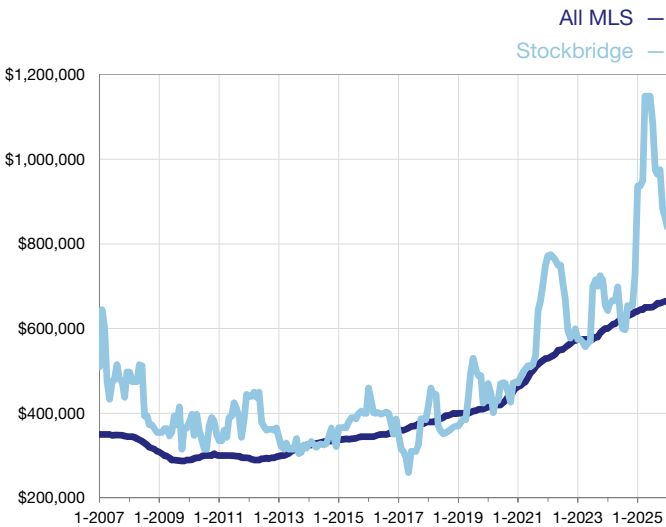
Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	1	2	+ 100.0%	2	2	0.0%
Closed Sales	0	0	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$0	--	\$350,000	\$1,079,000	+ 208.3%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	3.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	73	161	+ 120.5%
Percent of Original List Price Received*	0.0%	0.0%	--	93.3%	109.2%	+ 17.0%
New Listings	0	0	--	3	1	- 66.7%

* 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

