

# Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Templeton

### Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	8	7	- 12.5%	12	21	+ 75.0%
Closed Sales	1	7	+ 600.0%	9	19	+ 111.1%
Median Sales Price*	\$250,000	<b>\$390,000</b>	+ 56.0%	\$405,000	<b>\$400,000</b>	- 1.2%
Inventory of Homes for Sale	6	19	+ 216.7%	--	--	--
Months Supply of Inventory	1.0	3.2	+ 220.0%	--	--	--
Cumulative Days on Market Until Sale	14	45	+ 221.4%	30	47	+ 56.7%
Percent of Original List Price Received*	102.0%	<b>107.0%</b>	+ 4.9%	101.4%	<b>99.5%</b>	- 1.9%
New Listings	7	14	+ 100.0%	17	35	+ 105.9%

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

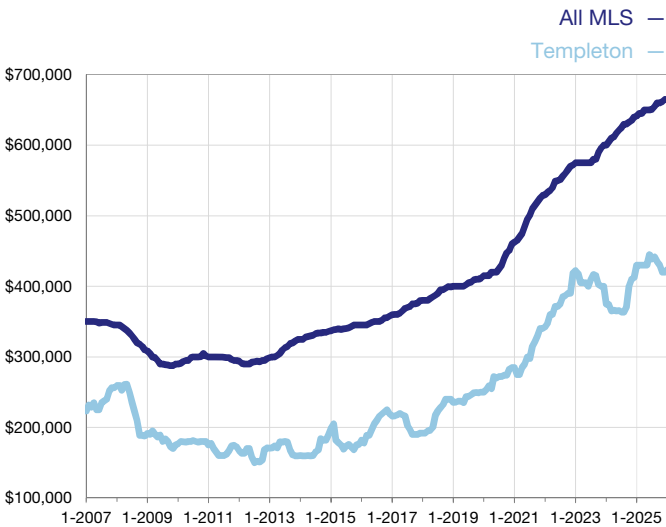
### Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	0	--	2	1	- 50.0%
Closed Sales	0	0	--	2	0	- 100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$251,642	<b>\$0</b>	- 100.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	62	0	- 100.0%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	102.5%	<b>0.0%</b>	- 100.0%
New Listings	0	0	--	0	1	--

\* 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

