

Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Williamsburg

Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	2	--	0	3	--
Closed Sales	0	1	--	2	3	+ 50.0%
Median Sales Price*	\$0	\$287,500	--	\$432,500	\$642,500	+ 48.6%
Inventory of Homes for Sale	5	0	- 100.0%	--	--	--
Months Supply of Inventory	2.7	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	147	--	36	72	+ 100.0%
Percent of Original List Price Received*	0.0%	88.5%	--	101.6%	95.3%	- 6.2%
New Listings	4	0	- 100.0%	4	2	- 50.0%

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

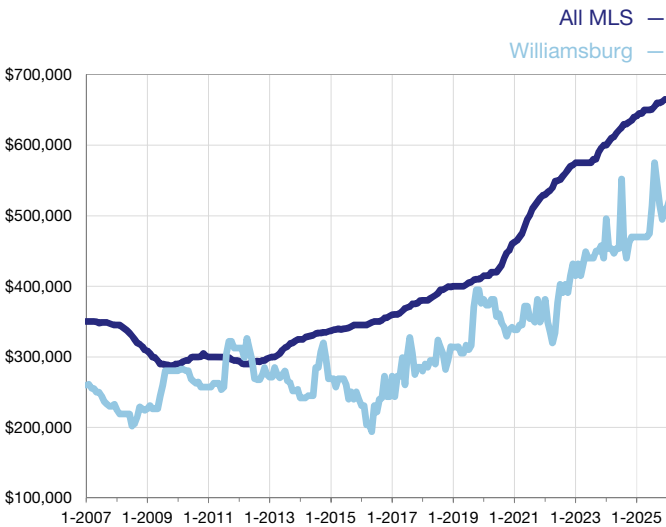
Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	2	1	- 50.0%
Median Sales Price*	\$0	\$0	--	\$263,500	\$234,500	- 11.0%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.8	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	35	24	- 31.4%
Percent of Original List Price Received*	0.0%	0.0%	--	94.0%	99.8%	+ 6.2%
New Listings	0	0	--	1	0	- 100.0%

* 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

