Local Market Update – July 2026

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Clinton

Single-Family Properties

Key Metrics	July 2025	July 2026	July + / –	Year to Date 2025	Year to Date 2026	Year to Date + / –
Pending Sales	5	**10**	+ 100.0%	35	**44**	+ 25.7%
Closed Sales	5	**5**	0.0%	34	**36**	+ 5.9%
Median Sales Price*	$460,000	**$625,000**	+ 35.9%	$455,000	**$525,000**	+ 15.4%
Inventory of Homes for Sale	8	**8**	0.0%	--	--	--
Months Supply of Inventory	1.5	**1.2**	- 20.0%	--	--	--
Cumulative Days on Market Until Sale	22	**20**	- 9.1%	28	**27**	- 3.6%
Percent of Original List Price Received*	102.2%	**104.6%**	+ 2.3%	100.7%	**100.9%**	+ 0.2%
New Listings	11	**2**	- 81.8%	42	**47**	+ 11.9%

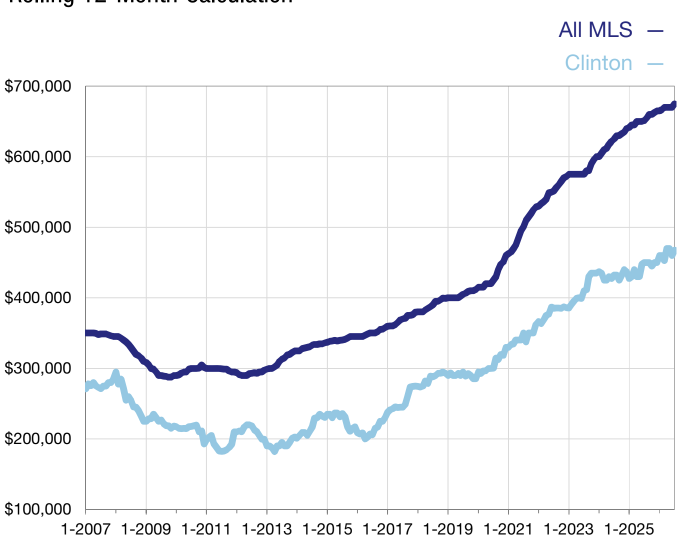
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

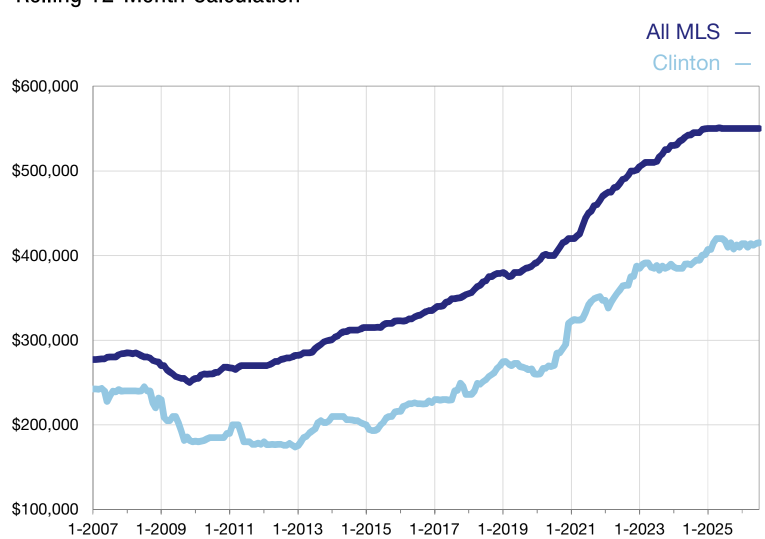
Key Metrics	July 2025	July 2026	July + / –	Year to Date 2025	Year to Date 2026	Year to Date + / –
Pending Sales	3	**9**	+ 200.0%	34	**46**	+ 35.3%
Closed Sales	6	**11**	+ 83.3%	35	**41**	+ 17.1%
Median Sales Price*	$402,500	**$440,000**	+ 9.3%	$405,000	**$420,000**	+ 3.7%
Inventory of Homes for Sale	18	**20**	+ 11.1%	--	--	--
Months Supply of Inventory	3.4	**3.4**	0.0%	--	--	--
Cumulative Days on Market Until Sale	65	**35**	- 46.2%	46	**45**	- 2.2%
Percent of Original List Price Received*	100.1%	**97.4%**	- 2.7%	98.9%	**97.9%**	- 1.0%
New Listings	3	**13**	+ 333.3%	54	**70**	+ 29.6%

* 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



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