Local Market Update – July 2026

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

Tolland

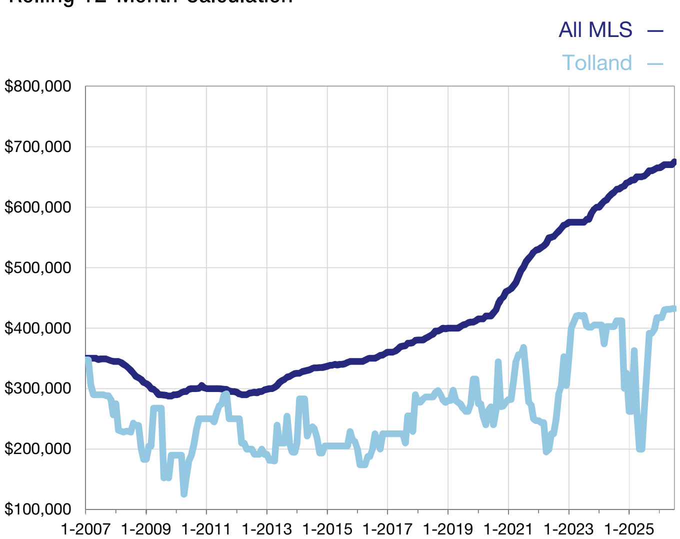
Single-Family Properties	July			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	3	**0**	- 100.0%	7	**4**	- 42.9%
Closed Sales	1	**3**	+ 200.0%	3	**4**	+ 33.3%
Median Sales Price*	$430,000	**$399,500**	- 7.1%	$405,000	**$429,250**	+ 6.0%
Inventory of Homes for Sale	8	**4**	- 50.0%	--	--	--
Months Supply of Inventory	5.3	**2.2**	- 58.5%	--	--	--
Cumulative Days on Market Until Sale	40	**52**	+ 30.0%	75	**48**	- 36.0%
Percent of Original List Price Received*	96.6%	**89.4%**	- 7.5%	91.5%	**90.5%**	- 1.1%
New Listings	2	**1**	- 50.0%	15	**9**	- 40.0%

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

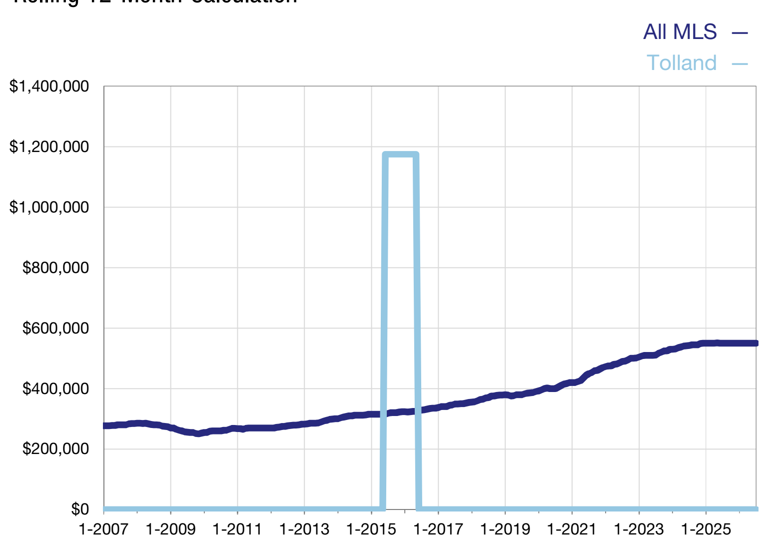
Condominium Properties	July			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	0	**0**	--
Percent of Original List Price Received*	0.0%	**0.0%**	--	0.0%	**0.0%**	--
New Listings	0	**0**	--	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



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