

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Auburn

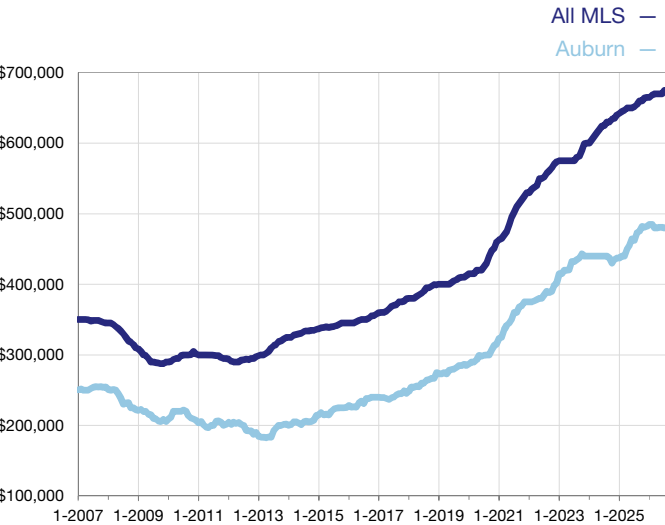
Single-Family Properties	August			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	21	12	- 42.9%	112	95	- 15.2%
Closed Sales	15	7	- 53.3%	101	94	- 6.9%
Median Sales Price*	\$540,000	\$538,000	- 0.4%	\$482,000	\$475,500	- 1.3%
Inventory of Homes for Sale	24	23	- 4.2%	--	--	--
Months Supply of Inventory	1.7	1.9	+ 11.8%	--	--	--
Cumulative Days on Market Until Sale	29	24	- 17.2%	29	34	+ 17.2%
Percent of Original List Price Received*	102.4%	99.1%	- 3.2%	101.2%	100.6%	- 0.6%
New Listings	18	11	- 38.9%	135	120	- 11.1%

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

Condominium Properties	August			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	0	2	--	11	10	- 9.1%
Closed Sales	1	2	+ 100.0%	12	9	- 25.0%
Median Sales Price*	\$370,000	\$611,850	+ 65.4%	\$337,500	\$360,000	+ 6.7%
Inventory of Homes for Sale	1	7	+ 600.0%	--	--	--
Months Supply of Inventory	0.4	4.2	+ 950.0%	--	--	--
Cumulative Days on Market Until Sale	92	96	+ 4.3%	36	49	+ 36.1%
Percent of Original List Price Received*	100.0%	102.0%	+ 2.0%	97.9%	99.5%	+ 1.6%
New Listings	1	7	+ 600.0%	11	16	+ 45.5%

* 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

