Local Market Update – August 2026

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

Burlington

Single-Family Properties

Key Metrics	August 2025	August 2026	+ / –	Year to Date 2025	Year to Date 2026	+ / –
Pending Sales	11	**16**	+ 45.5%	109	**118**	+ 8.3%
Closed Sales	10	**10**	0.0%	107	**112**	+ 4.7%
Median Sales Price*	$817,500	**$777,500**	- 4.9%	$891,000	**$871,111**	- 2.2%
Inventory of Homes for Sale	20	**32**	+ 60.0%	--	--	--
Months Supply of Inventory	1.5	**2.4**	+ 60.0%	--	--	--
Cumulative Days on Market Until Sale	33	**42**	+ 27.3%	28	**34**	+ 21.4%
Percent of Original List Price Received*	98.1%	**106.9%**	+ 9.0%	102.4%	**102.5%**	+ 0.1%
New Listings	10	**22**	+ 120.0%	131	**155**	+ 18.3%

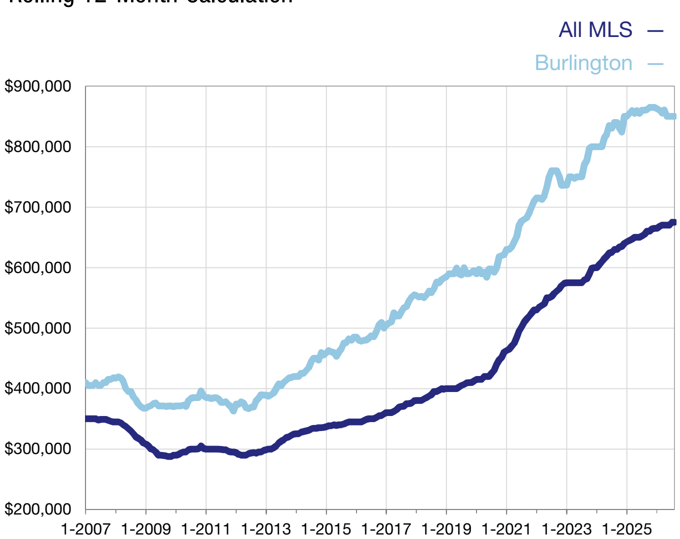
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

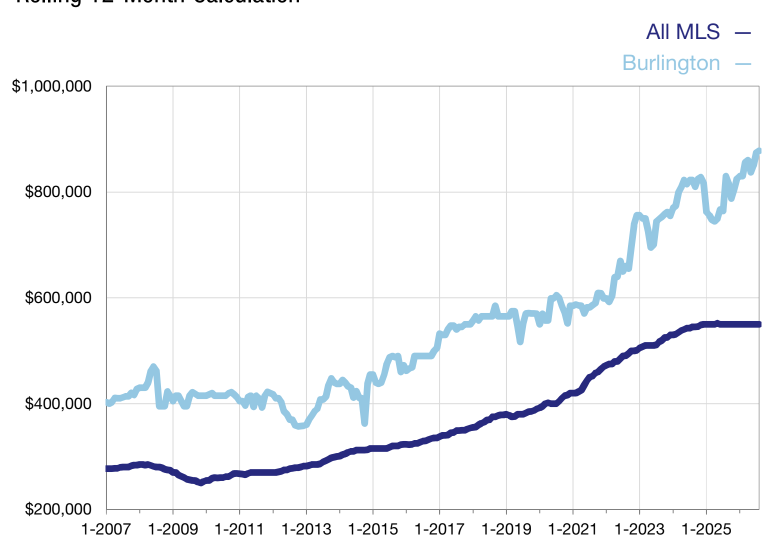
Key Metrics	August 2025	August 2026	+ / –	Year to Date 2025	Year to Date 2026	+ / –
Pending Sales	2	**2**	0.0%	19	**19**	0.0%
Closed Sales	6	**4**	- 33.3%	21	**18**	- 14.3%
Median Sales Price*	$875,000	**$1,021,500**	+ 16.7%	$830,000	**$974,500**	+ 17.4%
Inventory of Homes for Sale	5	**5**	0.0%	--	--	--
Months Supply of Inventory	2.3	**1.9**	- 17.4%	--	--	--
Cumulative Days on Market Until Sale	25	**17**	- 32.0%	22	**36**	+ 63.6%
Percent of Original List Price Received*	99.6%	**100.7%**	+ 1.1%	101.5%	**99.0%**	- 2.5%
New Listings	3	**2**	- 33.3%	27	**23**	- 14.8%

* 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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