

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dover

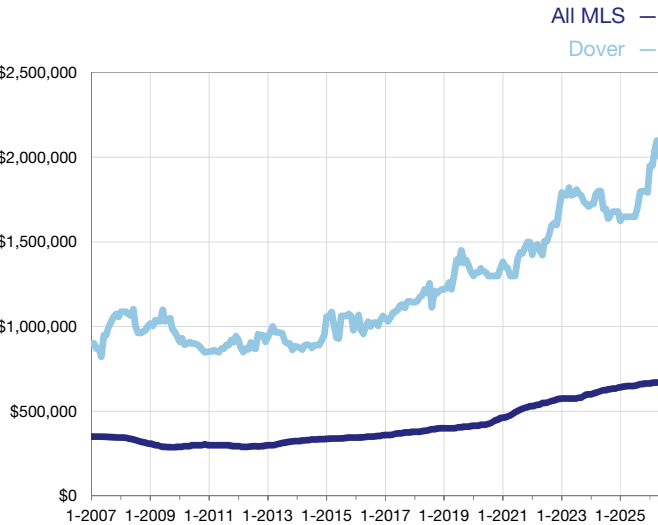
Single-Family Properties	August			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	5	7	+ 40.0%	40	46	+ 15.0%
Closed Sales	12	3	- 75.0%	41	47	+ 14.6%
Median Sales Price*	\$1,737,500	\$2,150,000	+ 23.7%	\$1,792,000	\$2,100,000	+ 17.2%
Inventory of Homes for Sale	28	23	- 17.9%	--	--	--
Months Supply of Inventory	5.4	4.1	- 24.1%	--	--	--
Cumulative Days on Market Until Sale	38	71	+ 86.8%	52	67	+ 28.8%
Percent of Original List Price Received*	97.1%	88.3%	- 9.1%	96.9%	94.3%	- 2.7%
New Listings	5	9	+ 80.0%	72	81	+ 12.5%

* 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	0	--	3	0	- 100.0%
Closed Sales	1	0	- 100.0%	3	1	- 66.7%
Median Sales Price*	\$650,000	\$0	- 100.0%	\$845,000	\$810,000	- 4.1%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	49	0	- 100.0%	76	52	- 31.6%
Percent of Original List Price Received*	100.0%	0.0%	- 100.0%	98.0%	95.4%	- 2.7%
New Listings	0	0	--	2	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

