

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Dunstable

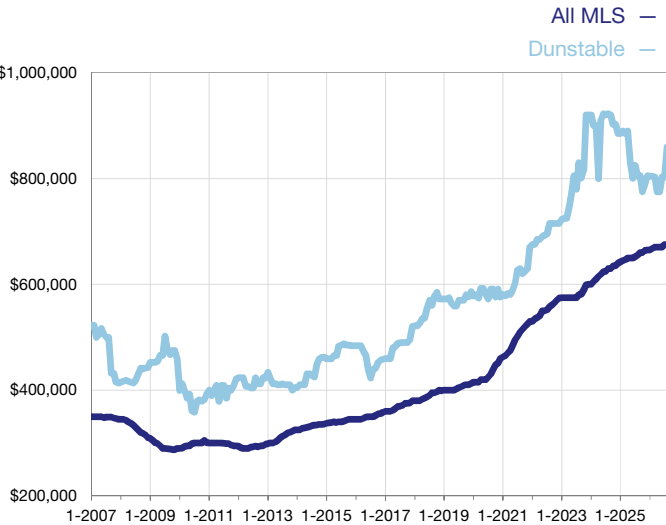
Single-Family Properties	August			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	2	5	+ 150.0%	15	15	0.0%
Closed Sales	4	5	+ 25.0%	11	14	+ 27.3%
Median Sales Price*	\$804,500	\$945,000	+ 17.5%	\$805,000	\$902,500	+ 12.1%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	1.9	2.4	+ 26.3%	--	--	--
Cumulative Days on Market Until Sale	10	17	+ 70.0%	59	29	- 50.8%
Percent of Original List Price Received*	104.7%	104.0%	- 0.7%	103.0%	103.1%	+ 0.1%
New Listings	4	5	+ 25.0%	18	23	+ 27.8%

* 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	--	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

