

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Lowell

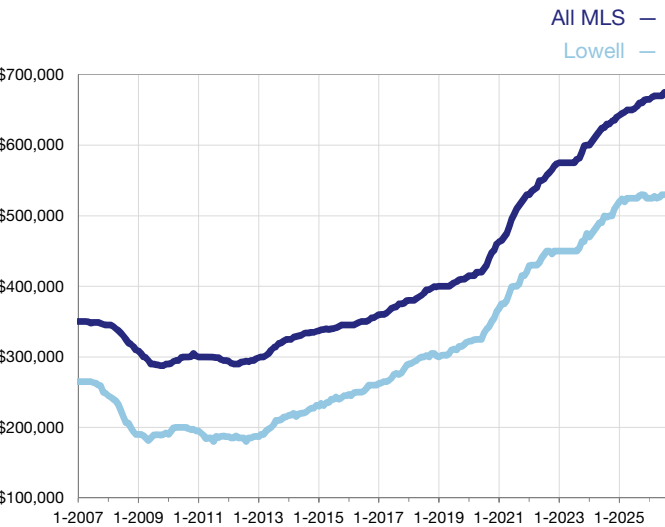
Single-Family Properties	August			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	39	35	- 10.3%	241	216	- 10.4%
Closed Sales	30	28	- 6.7%	218	201	- 7.8%
Median Sales Price*	\$523,750	\$511,000	- 2.4%	\$526,250	\$544,000	+ 3.4%
Inventory of Homes for Sale	56	74	+ 32.1%	--	--	--
Months Supply of Inventory	1.8	2.7	+ 50.0%	--	--	--
Cumulative Days on Market Until Sale	21	36	+ 71.4%	28	33	+ 17.9%
Percent of Original List Price Received*	100.3%	100.6%	+ 0.3%	101.3%	101.7%	+ 0.4%
New Listings	39	54	+ 38.5%	292	279	- 4.5%

* 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	19	26	+ 36.8%	156	186	+ 19.2%
Closed Sales	17	17	0.0%	143	175	+ 22.4%
Median Sales Price*	\$315,000	\$339,999	+ 7.9%	\$335,000	\$345,000	+ 3.0%
Inventory of Homes for Sale	72	45	- 37.5%	--	--	--
Months Supply of Inventory	3.6	2.0	- 44.4%	--	--	--
Cumulative Days on Market Until Sale	26	44	+ 69.2%	32	58	+ 81.3%
Percent of Original List Price Received*	101.9%	97.3%	- 4.5%	100.3%	97.9%	- 2.4%
New Listings	26	21	- 19.2%	217	225	+ 3.7%

* 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

