

Local Market Update – August 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Norwood

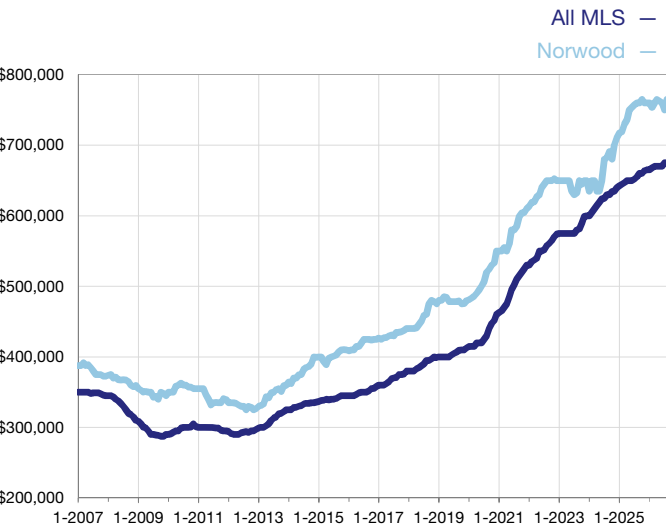
Single-Family Properties	August			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	8	20	+ 150.0%	103	107	+ 3.9%
Closed Sales	13	15	+ 15.4%	104	96	- 7.7%
Median Sales Price*	\$760,000	\$815,000	+ 7.2%	\$768,889	\$770,000	+ 0.1%
Inventory of Homes for Sale	12	14	+ 16.7%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--
Cumulative Days on Market Until Sale	22	31	+ 40.9%	25	27	+ 8.0%
Percent of Original List Price Received*	99.3%	102.3%	+ 3.0%	102.6%	103.5%	+ 0.9%
New Listings	9	14	+ 55.6%	114	117	+ 2.6%

* 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	3	5	+ 66.7%	34	33	- 2.9%
Closed Sales	4	5	+ 25.0%	33	34	+ 3.0%
Median Sales Price*	\$394,750	\$449,000	+ 13.7%	\$425,000	\$496,500	+ 16.8%
Inventory of Homes for Sale	9	11	+ 22.2%	--	--	--
Months Supply of Inventory	2.3	2.7	+ 17.4%	--	--	--
Cumulative Days on Market Until Sale	27	61	+ 125.9%	30	35	+ 16.7%
Percent of Original List Price Received*	98.8%	96.3%	- 2.5%	100.3%	100.9%	+ 0.6%
New Listings	6	6	0.0%	42	48	+ 14.3%

* 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

