

Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Concord

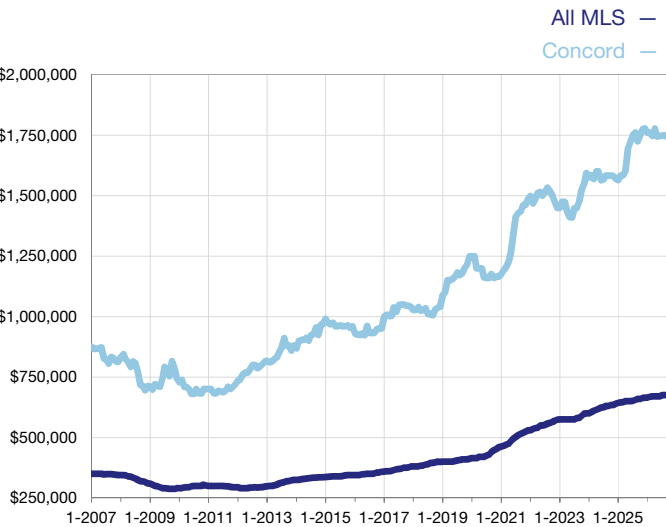
Single-Family Properties	September			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	10	13	+ 30.0%	143	129	- 9.8%
Closed Sales	10	11	+ 10.0%	140	124	- 11.4%
Median Sales Price*	\$1,526,000	\$1,550,000	+ 1.6%	\$1,800,000	\$1,745,000	- 3.1%
Inventory of Homes for Sale	49	57	+ 16.3%	--	--	--
Months Supply of Inventory	3.4	4.2	+ 23.5%	--	--	--
Cumulative Days on Market Until Sale	79	53	- 32.9%	45	55	+ 22.2%
Percent of Original List Price Received*	94.6%	101.7%	+ 7.5%	100.1%	100.0%	- 0.1%
New Listings	29	39	+ 34.5%	198	183	- 7.6%

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

Condominium Properties	September			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	7	6	- 14.3%	42	33	- 21.4%
Closed Sales	2	1	- 50.0%	37	28	- 24.3%
Median Sales Price*	\$830,500	\$570,000	- 31.4%	\$851,000	\$778,500	- 8.5%
Inventory of Homes for Sale	9	7	- 22.2%	--	--	--
Months Supply of Inventory	2.1	2.0	- 4.8%	--	--	--
Cumulative Days on Market Until Sale	19	126	+ 563.2%	24	72	+ 200.0%
Percent of Original List Price Received*	101.1%	93.6%	- 7.4%	103.1%	95.6%	- 7.3%
New Listings	8	7	- 12.5%	53	36	- 32.1%

* 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

