

Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Maynard

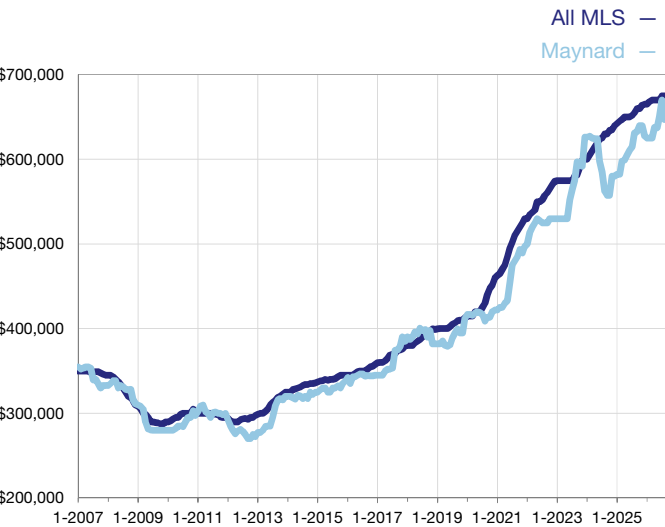
Single-Family Properties	September			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	5	6	+ 20.0%	73	55	- 24.7%
Closed Sales	5	7	+ 40.0%	71	51	- 28.2%
Median Sales Price*	\$579,000	\$575,000	- 0.7%	\$630,000	\$655,000	+ 4.0%
Inventory of Homes for Sale	8	19	+ 137.5%	--	--	--
Months Supply of Inventory	1.0	3.0	+ 200.0%	--	--	--
Cumulative Days on Market Until Sale	25	25	0.0%	22	31	+ 40.9%
Percent of Original List Price Received*	102.5%	97.4%	- 5.0%	103.8%	99.8%	- 3.9%
New Listings	6	12	+ 100.0%	79	69	- 12.7%

* 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	2	1	- 50.0%	33	30	- 9.1%
Closed Sales	4	0	- 100.0%	35	32	- 8.6%
Median Sales Price*	\$489,000	\$0	- 100.0%	\$483,000	\$489,500	+ 1.3%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	1.1	0.6	- 45.5%	--	--	--
Cumulative Days on Market Until Sale	50	0	- 100.0%	43	39	- 9.3%
Percent of Original List Price Received*	99.3%	0.0%	- 100.0%	100.2%	100.2%	0.0%
New Listings	5	3	- 40.0%	36	26	- 27.8%

* 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

