

Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Orange

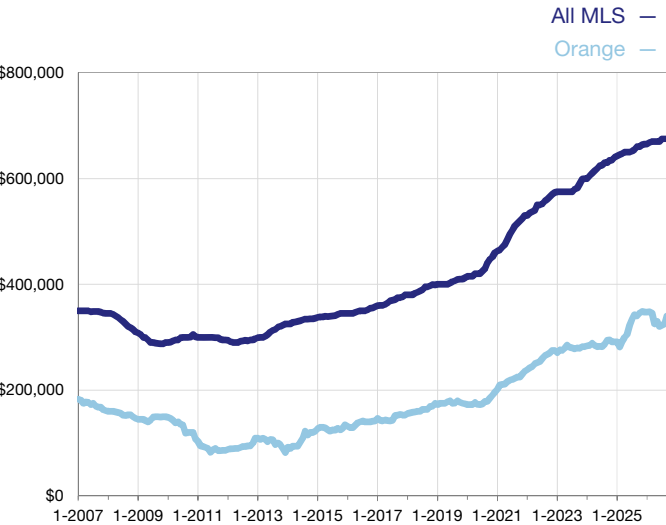
Single-Family Properties	September			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	5	3	- 40.0%	63	61	- 3.2%
Closed Sales	5	5	0.0%	61	60	- 1.6%
Median Sales Price*	\$299,900	\$375,000	+ 25.0%	\$350,000	\$347,000	- 0.9%
Inventory of Homes for Sale	22	15	- 31.8%	--	--	--
Months Supply of Inventory	3.6	2.3	- 36.1%	--	--	--
Cumulative Days on Market Until Sale	29	38	+ 31.0%	53	49	- 7.5%
Percent of Original List Price Received*	100.6%	95.7%	- 4.9%	99.7%	99.4%	- 0.3%
New Listings	10	9	- 10.0%	76	71	- 6.6%

* 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	0	0	--	3	1	- 66.7%
Closed Sales	2	0	- 100.0%	3	1	- 66.7%
Median Sales Price*	\$255,000	\$0	- 100.0%	\$260,000	\$347,500	+ 33.7%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	2.0	3.0	+ 50.0%	--	--	--
Cumulative Days on Market Until Sale	45	0	- 100.0%	32	22	- 31.3%
Percent of Original List Price Received*	102.0%	0.0%	- 100.0%	101.3%	100.7%	- 0.6%
New Listings	2	0	- 100.0%	5	4	- 20.0%

* 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

