

Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Palmer

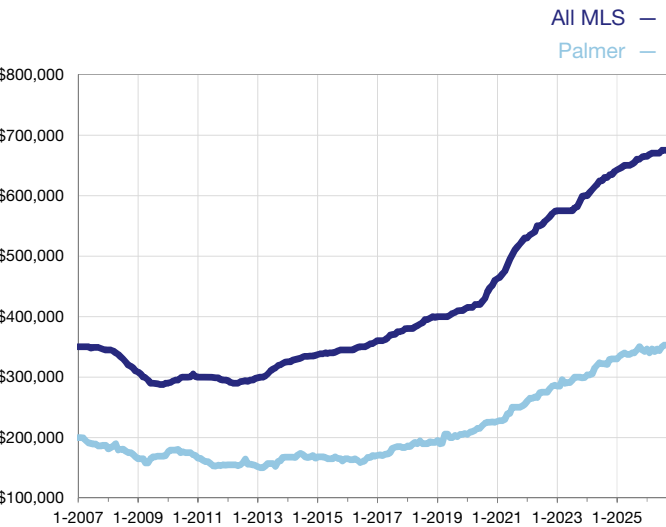
Single-Family Properties	September			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	3	14	+ 366.7%	66	96	+ 45.5%
Closed Sales	6	14	+ 133.3%	66	90	+ 36.4%
Median Sales Price*	\$372,000	\$369,000	- 0.8%	\$346,250	\$360,500	+ 4.1%
Inventory of Homes for Sale	18	25	+ 38.9%	--	--	--
Months Supply of Inventory	2.3	2.5	+ 8.7%	--	--	--
Cumulative Days on Market Until Sale	35	36	+ 2.9%	45	37	- 17.8%
Percent of Original List Price Received*	97.9%	98.7%	+ 0.8%	102.2%	100.4%	- 1.8%
New Listings	6	20	+ 233.3%	76	120	+ 57.9%

* 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	2	--	11	7	- 36.4%
Closed Sales	3	2	- 33.3%	11	8	- 27.3%
Median Sales Price*	\$245,000	\$255,000	+ 4.1%	\$255,000	\$239,000	- 6.3%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.7	--	--	--	--
Cumulative Days on Market Until Sale	28	38	+ 35.7%	47	44	- 6.4%
Percent of Original List Price Received*	97.9%	91.5%	- 6.5%	101.2%	96.4%	- 4.7%
New Listings	0	1	--	10	6	- 40.0%

* 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

