

Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Rochester

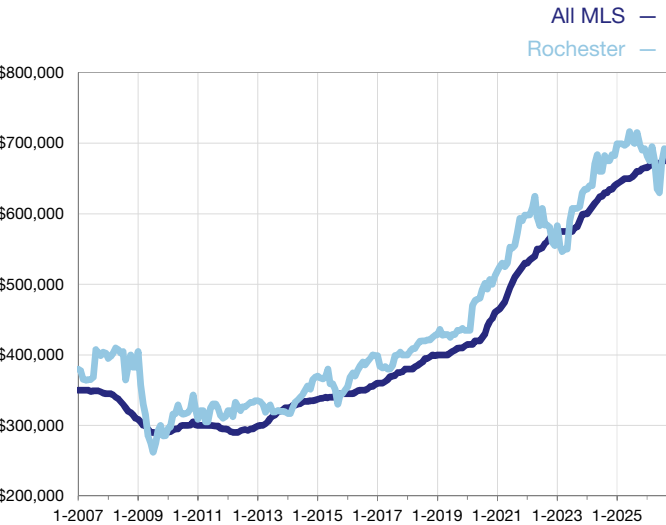
Single-Family Properties	September			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	6	9	+ 50.0%	32	43	+ 34.4%
Closed Sales	5	5	0.0%	25	39	+ 56.0%
Median Sales Price*	\$720,000	\$695,000	- 3.5%	\$739,000	\$720,000	- 2.6%
Inventory of Homes for Sale	17	14	- 17.6%	--	--	--
Months Supply of Inventory	5.2	3.1	- 40.4%	--	--	--
Cumulative Days on Market Until Sale	49	51	+ 4.1%	49	74	+ 51.0%
Percent of Original List Price Received*	95.0%	96.1%	+ 1.2%	98.6%	97.8%	- 0.8%
New Listings	4	9	+ 125.0%	46	49	+ 6.5%

* 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	1	3	+ 200.0%	6	8	+ 33.3%
Closed Sales	0	1	--	7	7	0.0%
Median Sales Price*	\$0	\$684,000	--	\$697,000	\$679,900	- 2.5%
Inventory of Homes for Sale	2	6	+ 200.0%	--	--	--
Months Supply of Inventory	1.2	4.4	+ 266.7%	--	--	--
Cumulative Days on Market Until Sale	0	18	--	286	148	- 48.3%
Percent of Original List Price Received*	0.0%	99.9%	--	102.3%	100.2%	- 2.1%
New Listings	0	3	--	3	12	+ 300.0%

* 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

