Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Warwick

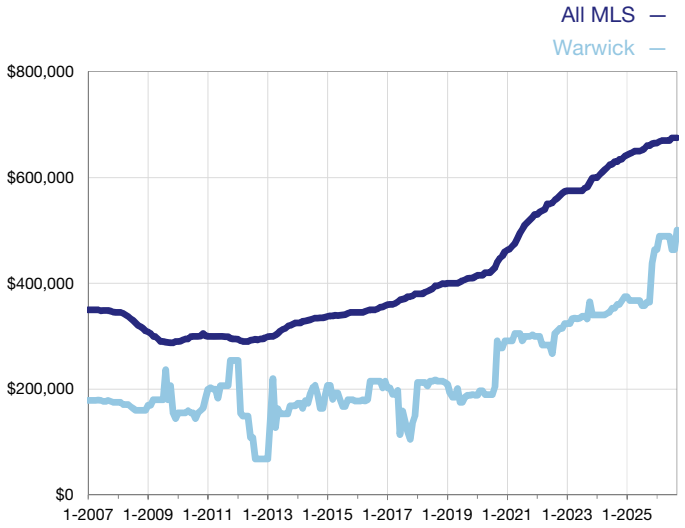
Single-Family Properties	September			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	2	**1**	- 50.0%	3	**5**	+ 66.7%
Closed Sales	1	**1**	0.0%	2	**4**	+ 100.0%
Median Sales Price*	$438,500	**$535,000**	+ 22.0%	$334,073	**$358,750**	+ 7.4%
Inventory of Homes for Sale	2	**0**	- 100.0%	--	--	--
Months Supply of Inventory	1.6	**0.0**	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	30	**69**	+ 130.0%	31	**30**	- 3.2%
Percent of Original List Price Received*	100.0%	**89.9%**	- 10.1%	99.6%	**90.9%**	- 8.7%
New Listings	0	**1**	--	3	**5**	+ 66.7%

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

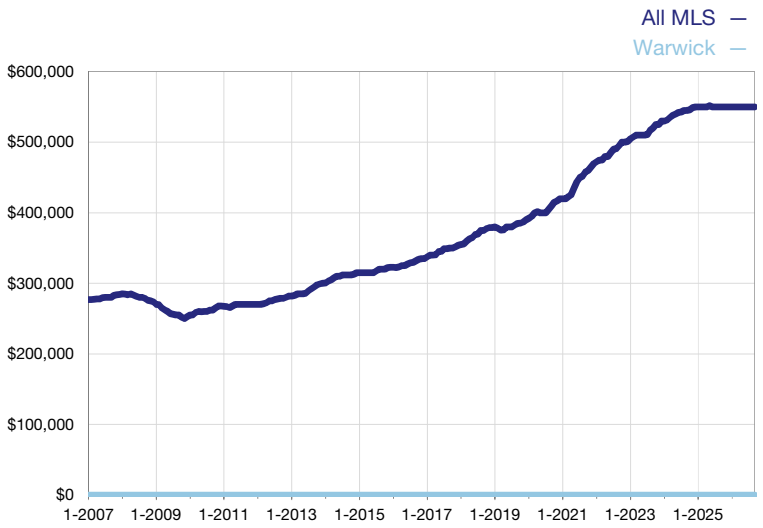
Condominium Properties	September			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	0	**0**	--
Percent of Original List Price Received*	0.0%	**0.0%**	--	0.0%	**0.0%**	--
New Listings	0	**0**	--	0	**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



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