

Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Westport

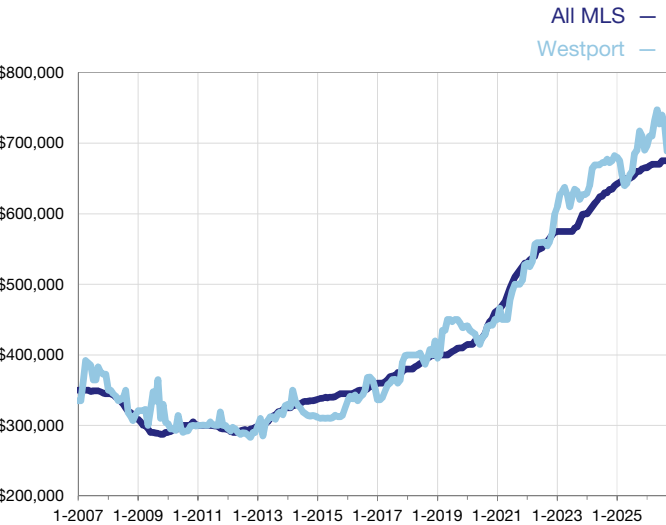
Single-Family Properties	September			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	11	12	+ 9.1%	76	106	+ 39.5%
Closed Sales	12	23	+ 91.7%	70	105	+ 50.0%
Median Sales Price*	\$782,500	\$689,000	- 11.9%	\$698,000	\$729,000	+ 4.4%
Inventory of Homes for Sale	29	42	+ 44.8%	--	--	--
Months Supply of Inventory	3.5	4.0	+ 14.3%	--	--	--
Cumulative Days on Market Until Sale	39	77	+ 97.4%	74	58	- 21.6%
Percent of Original List Price Received*	98.6%	94.0%	- 4.7%	97.1%	96.3%	- 0.8%
New Listings	6	21	+ 250.0%	98	159	+ 62.2%

* 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	0	- 100.0%	9	3	- 66.7%
Closed Sales	3	0	- 100.0%	7	4	- 42.9%
Median Sales Price*	\$595,000	\$0	- 100.0%	\$580,000	\$535,000	- 7.8%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.4	0.8	- 42.9%	--	--	--
Cumulative Days on Market Until Sale	43	0	- 100.0%	29	85	+ 193.1%
Percent of Original List Price Received*	93.2%	0.0%	- 100.0%	96.4%	96.7%	+ 0.3%
New Listings	0	1	--	13	3	- 76.9%

* 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

