

Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Winchendon

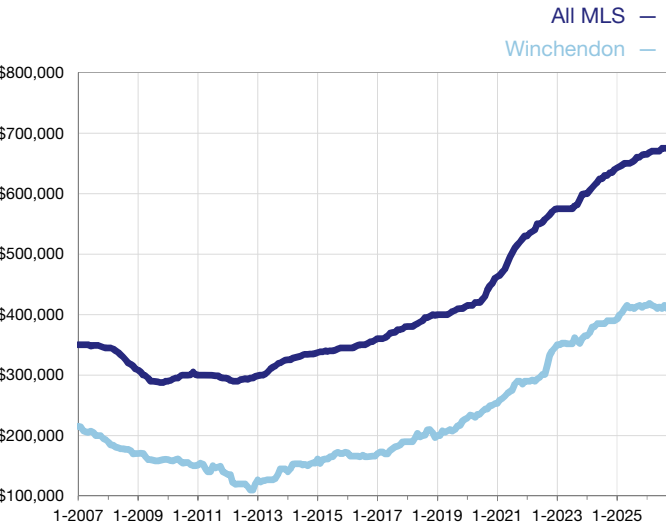
Single-Family Properties	September			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Key Metrics						
Pending Sales	9	10	+ 11.1%	80	82	+ 2.5%
Closed Sales	7	10	+ 42.9%	77	81	+ 5.2%
Median Sales Price*	\$455,000	\$359,500	- 21.0%	\$412,000	\$400,000	- 2.9%
Inventory of Homes for Sale	27	22	- 18.5%	--	--	--
Months Supply of Inventory	2.9	2.4	- 17.2%	--	--	--
Cumulative Days on Market Until Sale	33	33	0.0%	38	49	+ 28.9%
Percent of Original List Price Received*	98.2%	100.1%	+ 1.9%	98.2%	99.7%	+ 1.5%
New Listings	12	17	+ 41.7%	102	98	- 3.9%

* 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	0	--	2	0	- 100.0%
Closed Sales	0	0	--	2	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$227,500	\$0	- 100.0%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	23	0	- 100.0%
Percent of Original List Price Received*	0.0%	0.0%	--	104.6%	0.0%	- 100.0%
New Listings	0	0	--	3	0	- 100.0%

* 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

