Local Market Update – October 2026

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

Acton

Single-Family Properties

	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	22	**15**	- 31.8%	176	**149**	- 15.3%
Closed Sales	23	**14**	- 39.1%	161	**142**	- 11.8%
Median Sales Price*	$950,000	**$908,000**	- 4.4%	$950,000	**$998,000**	+ 5.1%
Inventory of Homes for Sale	17	**22**	+ 29.4%	--	--	--
Months Supply of Inventory	1.1	**1.6**	+ 45.5%	--	--	--
Cumulative Days on Market Until Sale	31	**29**	- 6.5%	29	**27**	- 6.9%
Percent of Original List Price Received*	100.0%	**100.0%**	0.0%	102.3%	**102.6%**	+ 0.3%
New Listings	17	**14**	- 17.6%	199	**186**	- 6.5%

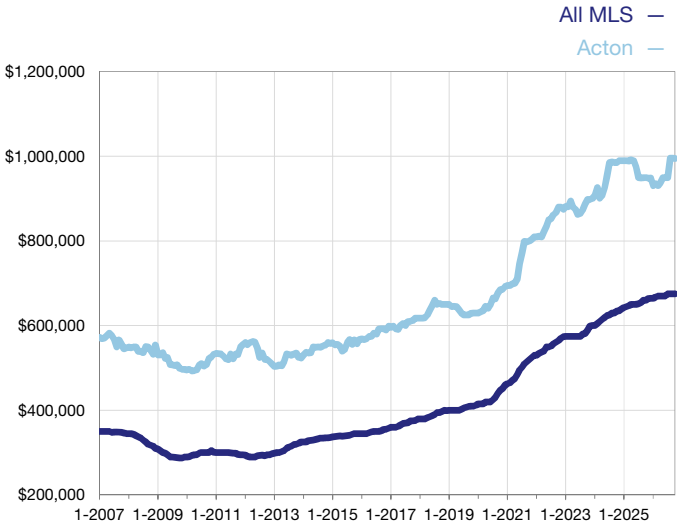
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

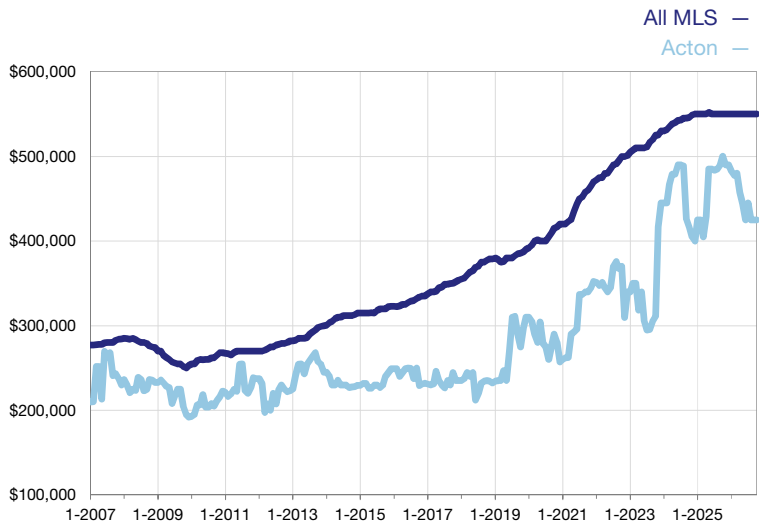
	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	14	**9**	- 35.7%	84	**85**	+ 1.2%
Closed Sales	8	**7**	- 12.5%	78	**82**	+ 5.1%
Median Sales Price*	$510,000	**$500,000**	- 2.0%	$504,500	**$460,000**	- 8.8%
Inventory of Homes for Sale	21	**27**	+ 28.6%	--	--	--
Months Supply of Inventory	2.6	**3.3**	+ 26.9%	--	--	--
Cumulative Days on Market Until Sale	36	**21**	- 41.7%	34	**52**	+ 52.9%
Percent of Original List Price Received*	98.9%	**98.3%**	- 0.6%	99.3%	**98.9%**	- 0.4%
New Listings	17	**9**	- 47.1%	108	**121**	+ 12.0%

* 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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