Local Market Update – October 2026

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

Amesbury

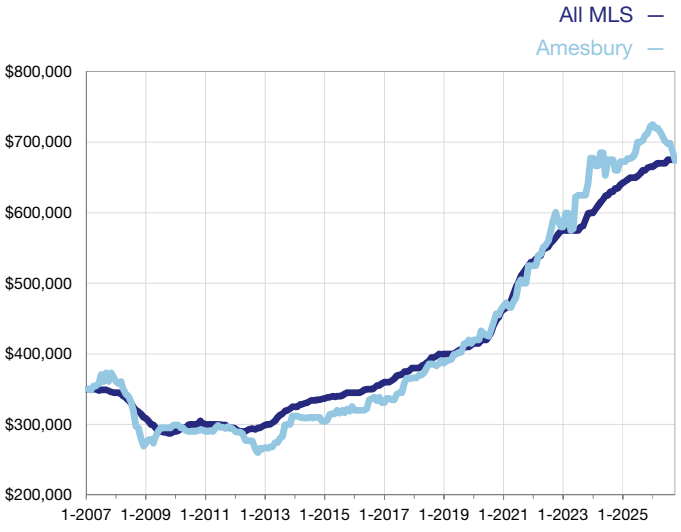
Single-Family Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	15	**11**	- 26.7%	118	**118**	0.0%
Closed Sales	14	**16**	+ 14.3%	108	**116**	+ 7.4%
Median Sales Price*	$711,450	**$630,000**	- 11.4%	$730,000	**$670,000**	- 8.2%
Inventory of Homes for Sale	22	**19**	- 13.6%	--	--	--
Months Supply of Inventory	1.9	**1.8**	- 5.3%	--	--	--
Cumulative Days on Market Until Sale	33	**41**	+ 24.2%	35	**33**	- 5.7%
Percent of Original List Price Received*	101.2%	**97.2%**	- 4.0%	99.9%	**98.5%**	- 1.4%
New Listings	15	**12**	- 20.0%	142	**142**	0.0%

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

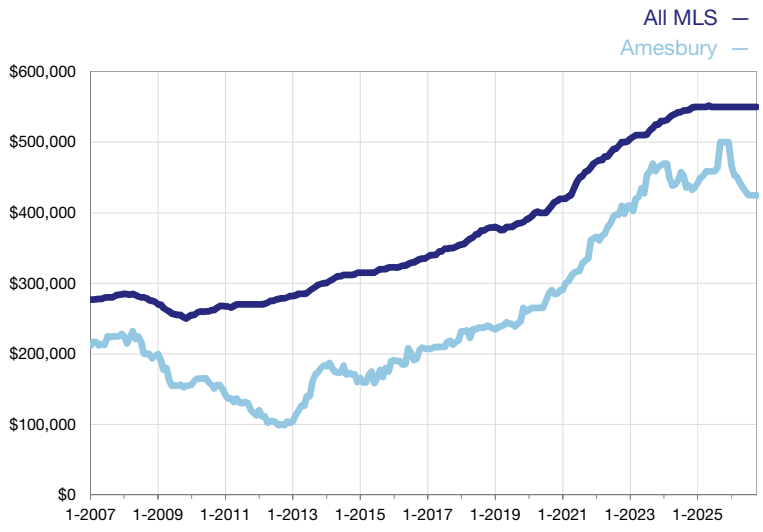
Condominium Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	13	**10**	- 23.1%	97	**80**	- 17.5%
Closed Sales	12	**6**	- 50.0%	95	**85**	- 10.5%
Median Sales Price*	$512,000	**$425,000**	- 17.0%	$512,500	**$425,000**	- 17.1%
Inventory of Homes for Sale	28	**17**	- 39.3%	--	--	--
Months Supply of Inventory	3.0	**2.0**	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	34	**27**	- 20.6%	34	**45**	+ 32.4%
Percent of Original List Price Received*	99.0%	**96.8%**	- 2.2%	100.4%	**98.5%**	- 1.9%
New Listings	18	**9**	- 50.0%	134	**108**	- 19.4%

* 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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