Local Market Update – October 2026

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

Ashland

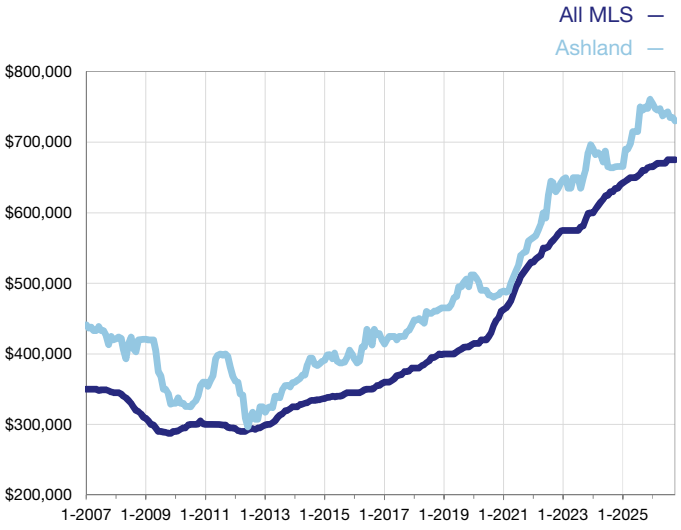
Single-Family Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	7	**9**	+ 28.6%	94	**97**	+ 3.2%
Closed Sales	16	**6**	- 62.5%	91	**90**	- 1.1%
Median Sales Price*	$772,500	**$666,000**	- 13.8%	$770,000	**$731,500**	- 5.0%
Inventory of Homes for Sale	13	**19**	+ 46.2%	--	--	--
Months Supply of Inventory	1.5	**2.1**	+ 40.0%	--	--	--
Cumulative Days on Market Until Sale	24	**18**	- 25.0%	20	**20**	0.0%
Percent of Original List Price Received*	99.8%	**99.6%**	- 0.2%	102.1%	**102.1%**	0.0%
New Listings	9	**10**	+ 11.1%	111	**127**	+ 14.4%

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

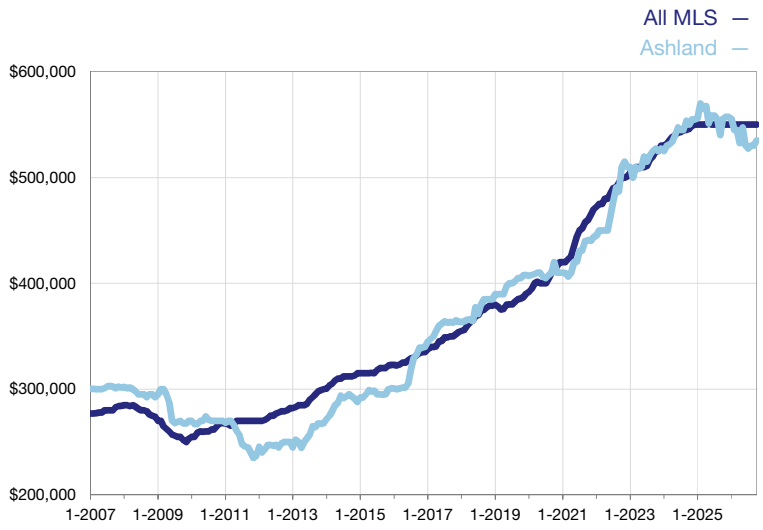
Condominium Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	8	**12**	+ 50.0%	58	**77**	+ 32.8%
Closed Sales	3	**12**	+ 300.0%	57	**72**	+ 26.3%
Median Sales Price*	$507,000	**$550,500**	+ 8.6%	$556,000	**$532,500**	- 4.2%
Inventory of Homes for Sale	15	**19**	+ 26.7%	--	--	--
Months Supply of Inventory	2.6	**2.7**	+ 3.8%	--	--	--
Cumulative Days on Market Until Sale	35	**32**	- 8.6%	21	**44**	+ 109.5%
Percent of Original List Price Received*	94.8%	**97.0%**	+ 2.3%	101.9%	**97.9%**	- 3.9%
New Listings	8	**8**	0.0%	76	**102**	+ 34.2%

* 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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