# Local Market Update – October 2026

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

# Dover

## Single-Family Properties

| | October | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | **+ / –** | **2025** | **2026** | **+ / –** |
| Pending Sales | 7 | **8** | + 14.3% | 51 | **59** | + 15.7% |
| Closed Sales | 6 | **6** | 0.0% | 51 | **59** | + 15.7% |
| Median Sales Price* | $1,925,000 | **$1,970,000** | + 2.3% | $1,905,000 | **$2,050,000** | + 7.6% |
| Inventory of Homes for Sale | 33 | **29** | - 12.1% | -- | -- | -- |
| Months Supply of Inventory | 6.6 | **5.0** | - 24.2% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 96 | **25** | - 74.0% | 60 | **62** | + 3.3% |
| Percent of Original List Price Received* | 90.4% | **99.9%** | + 10.5% | 95.4% | **95.2%** | - 0.2% |
| New Listings | 5 | **9** | + 80.0% | 91 | **105** | + 15.4% |

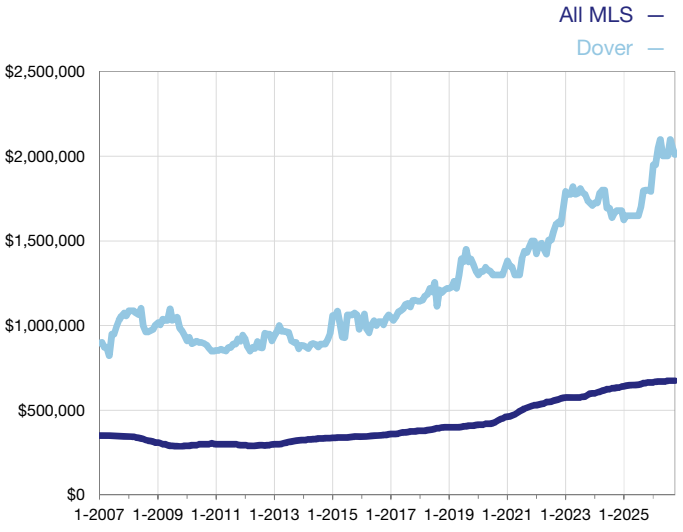
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## Condominium Properties

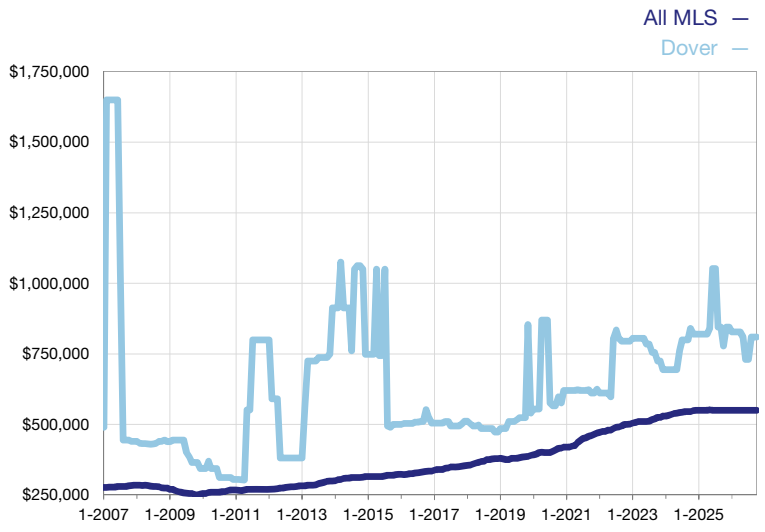
| | October | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | **+ / –** | **2025** | **2026** | **+ / –** |
| Pending Sales | 0 | **0** | -- | 3 | **0** | - 100.0% |
| Closed Sales | 0 | **0** | -- | 3 | **1** | - 66.7% |
| Median Sales Price* | $0 | **$0** | -- | $845,000 | **$810,000** | - 4.1% |
| 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** | -- | 76 | **52** | - 31.6% |
| Percent of Original List Price Received* | 0.0% | **0.0%** | -- | 98.0% | **95.4%** | - 2.7% |
| New Listings | 1 | **0** | - 100.0% | 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




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