Local Market Update – October 2026

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

Everett

Single-Family Properties

	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	9	**3**	- 66.7%	70	**43**	- 38.6%
Closed Sales	6	**3**	- 50.0%	67	**45**	- 32.8%
Median Sales Price*	$585,000	**$892,500**	+ 52.6%	$670,000	**$680,000**	+ 1.5%
Inventory of Homes for Sale	17	**22**	+ 29.4%	--	--	--
Months Supply of Inventory	2.3	**4.6**	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	23	**26**	+ 13.0%	24	**36**	+ 50.0%
Percent of Original List Price Received*	101.3%	**99.2%**	- 2.1%	101.6%	**99.0%**	- 2.6%
New Listings	6	**12**	+ 100.0%	93	**77**	- 17.2%

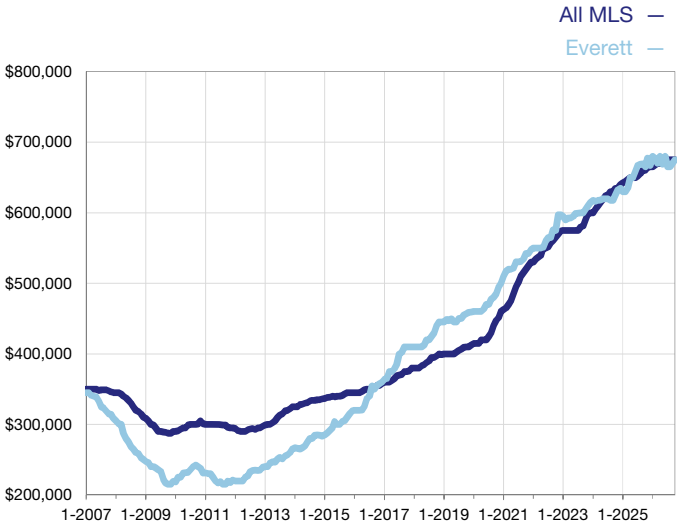
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

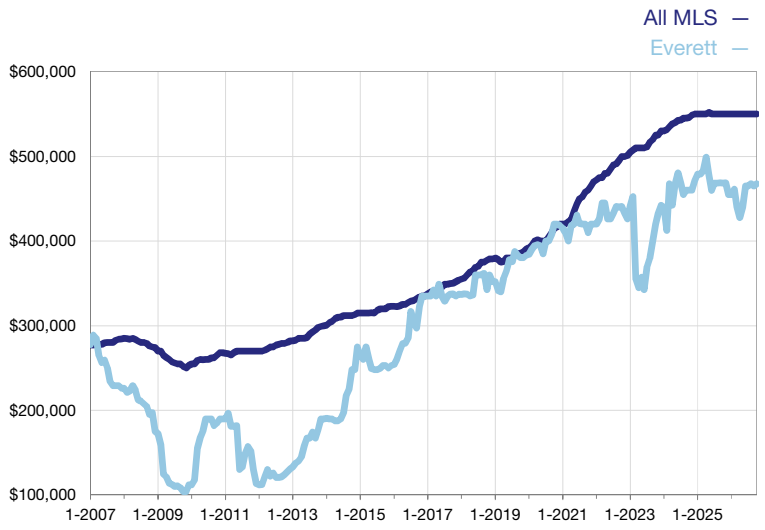
	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	1	**1**	0.0%	51	**49**	- 3.9%
Closed Sales	2	**6**	+ 200.0%	49	**48**	- 2.0%
Median Sales Price*	$519,500	**$535,000**	+ 3.0%	$455,000	**$467,500**	+ 2.7%
Inventory of Homes for Sale	9	**21**	+ 133.3%	--	--	--
Months Supply of Inventory	1.8	**4.4**	+ 144.4%	--	--	--
Cumulative Days on Market Until Sale	72	**21**	- 70.8%	38	**45**	+ 18.4%
Percent of Original List Price Received*	101.8%	**98.2%**	- 3.5%	100.6%	**97.7%**	- 2.9%
New Listings	3	**8**	+ 166.7%	69	**81**	+ 17.4%

* 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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