Local Market Update – October 2026

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

Leverett

Single-Family Properties

	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	3	**1**	- 66.7%	12	**17**	+ 41.7%
Closed Sales	0	**1**	--	10	**15**	+ 50.0%
Median Sales Price*	$0	**$450,000**	--	$551,775	**$510,000**	- 7.6%
Inventory of Homes for Sale	5	**6**	+ 20.0%	--	--	--
Months Supply of Inventory	3.7	**2.7**	- 27.0%	--	--	--
Cumulative Days on Market Until Sale	0	**22**	--	47	**30**	- 36.2%
Percent of Original List Price Received*	0.0%	**100.0%**	--	96.1%	**101.9%**	+ 6.0%
New Listings	3	**3**	0.0%	17	**24**	+ 41.2%

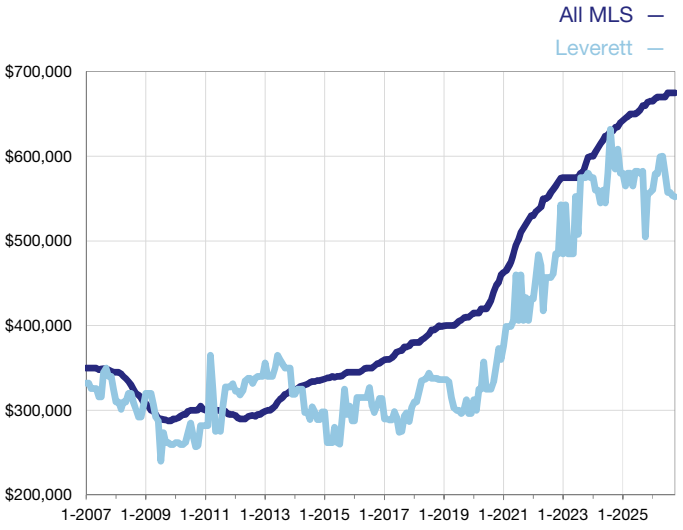
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

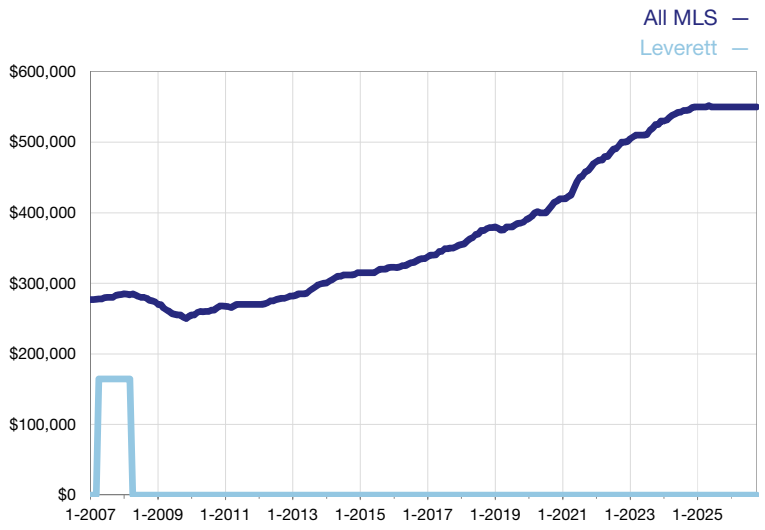
	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	0	**0**	--
Percent of Original List Price Received*	0.0%	**0.0%**	--	0.0%	**0.0%**	--
New Listings	0	**0**	--	0	**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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