Local Market Update – October 2026

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

New Braintree

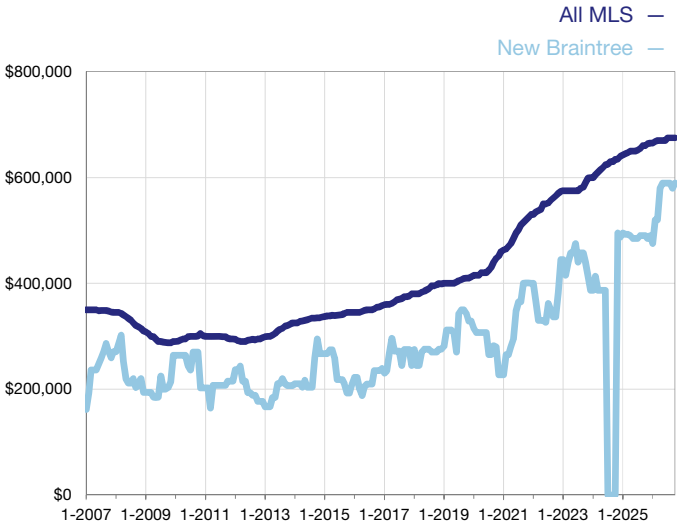
Single-Family Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	1	**0**	- 100.0%	4	**5**	+ 25.0%
Closed Sales	0	**1**	--	5	**6**	+ 20.0%
Median Sales Price*	$0	**$615,000**	--	$490,000	**$589,500**	+ 20.3%
Inventory of Homes for Sale	1	**3**	+ 200.0%	--	--	--
Months Supply of Inventory	0.9	**2.4**	+ 166.7%	--	--	--
Cumulative Days on Market Until Sale	0	**43**	--	49	**53**	+ 8.2%
Percent of Original List Price Received*	0.0%	**96.9%**	--	97.5%	**101.2%**	+ 3.8%
New Listings	1	**0**	- 100.0%	6	**7**	+ 16.7%

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

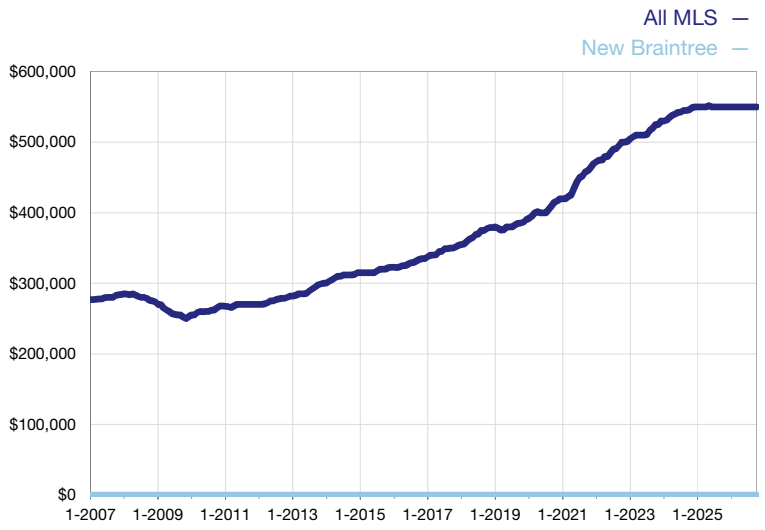
Condominium Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	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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