Local Market Update – October 2026

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

Peru

Single-Family Properties

	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	2	**1**	- 50.0%	8	**13**	+ 62.5%
Closed Sales	1	**1**	0.0%	6	**13**	+ 116.7%
Median Sales Price*	$240,000	**$425,900**	+ 77.5%	$240,000	**$343,900**	+ 43.3%
Inventory of Homes for Sale	8	**1**	- 87.5%	--	--	--
Months Supply of Inventory	6.2	**0.6**	- 90.3%	--	--	--
Cumulative Days on Market Until Sale	107	**58**	- 45.8%	51	**105**	+ 105.9%
Percent of Original List Price Received*	100.0%	**99.1%**	- 0.9%	97.0%	**99.0%**	+ 2.1%
New Listings	2	**0**	- 100.0%	15	**14**	- 6.7%

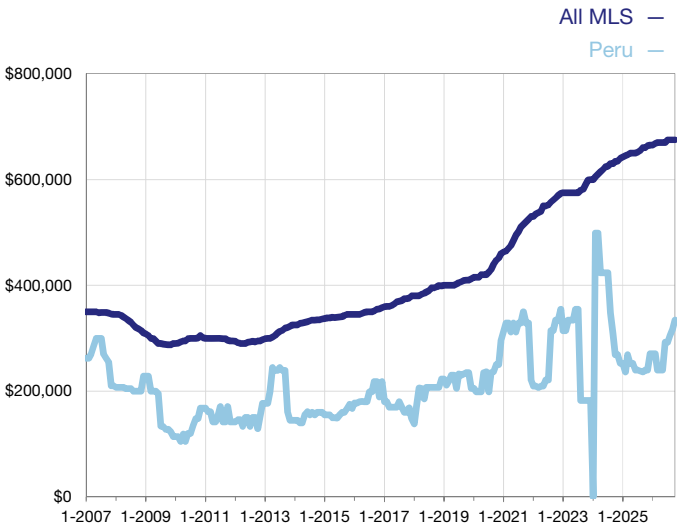
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties

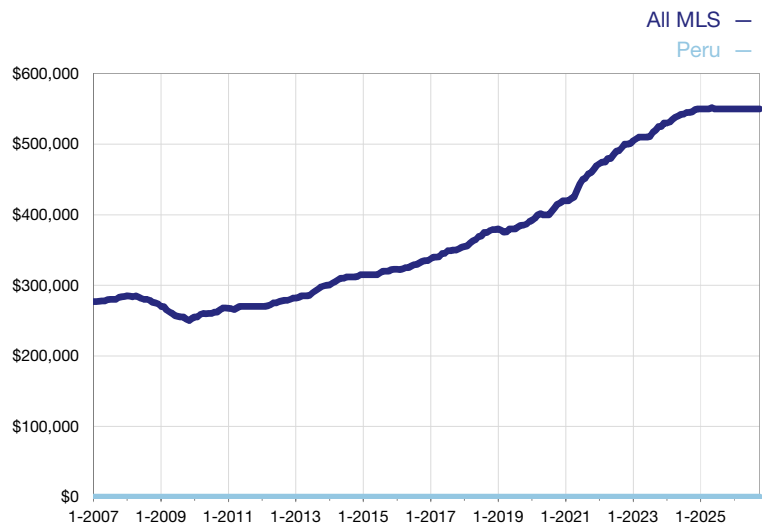
	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
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**	--	1	**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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