Local Market Update – October 2026

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

Rochester

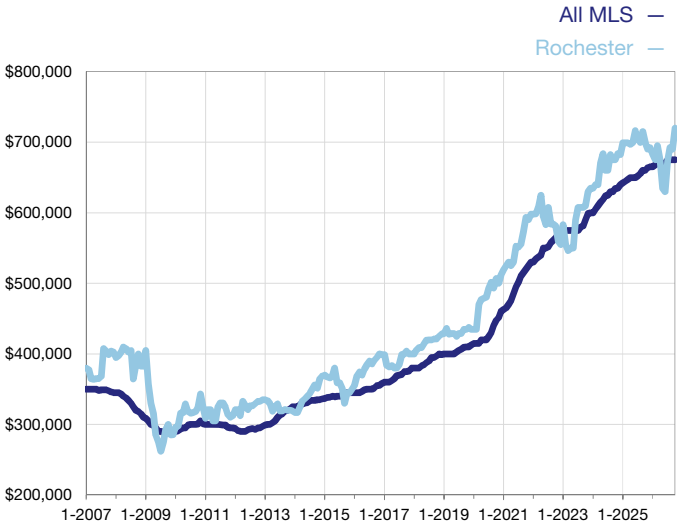
Single-Family Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	4	**4**	0.0%	36	**46**	+ 27.8%
Closed Sales	9	**6**	- 33.3%	34	**45**	+ 32.4%
Median Sales Price*	$600,000	**$782,500**	+ 30.4%	$692,500	**$720,000**	+ 4.0%
Inventory of Homes for Sale	18	**14**	- 22.2%	--	--	--
Months Supply of Inventory	5.3	**3.2**	- 39.6%	--	--	--
Cumulative Days on Market Until Sale	42	**86**	+ 104.8%	47	**75**	+ 59.6%
Percent of Original List Price Received*	97.8%	**95.5%**	- 2.4%	98.4%	**97.5%**	- 0.9%
New Listings	6	**7**	+ 16.7%	52	**56**	+ 7.7%

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

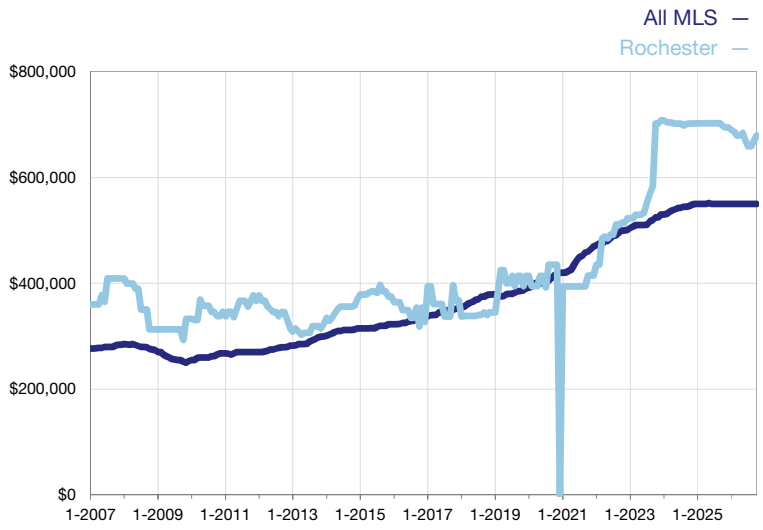
Condominium Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	0	**0**	--	6	**8**	+ 33.3%
Closed Sales	1	**2**	+ 100.0%	8	**9**	+ 12.5%
Median Sales Price*	$489,900	**$691,500**	+ 41.2%	$694,888	**$679,900**	- 2.2%
Inventory of Homes for Sale	3	**13**	+ 333.3%	--	--	--
Months Supply of Inventory	2.6	**9.5**	+ 265.4%	--	--	--
Cumulative Days on Market Until Sale	18	**462**	+ 2,466.7%	253	**218**	- 13.8%
Percent of Original List Price Received*	102.1%	**99.3%**	- 2.7%	102.2%	**100.0%**	- 2.2%
New Listings	1	**7**	+ 600.0%	4	**19**	+ 375.0%

* 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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