Local Market Update – October 2026

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

Templeton

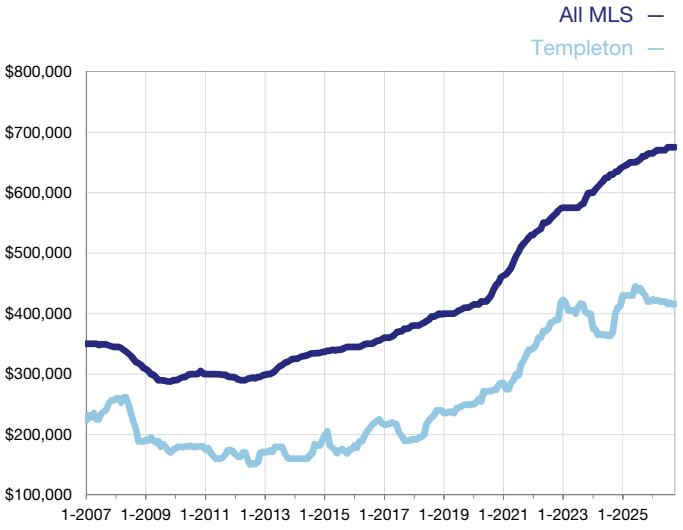
Single-Family Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	7	**4**	- 42.9%	55	**61**	+ 10.9%
Closed Sales	8	**6**	- 25.0%	54	**62**	+ 14.8%
Median Sales Price*	$380,000	**$410,000**	+ 7.9%	$423,500	**$421,750**	- 0.4%
Inventory of Homes for Sale	14	**17**	+ 21.4%	--	--	--
Months Supply of Inventory	2.4	**3.0**	+ 25.0%	--	--	--
Cumulative Days on Market Until Sale	23	**26**	+ 13.0%	26	**47**	+ 80.8%
Percent of Original List Price Received*	102.0%	**93.2%**	- 8.6%	100.6%	**100.0%**	- 0.6%
New Listings	10	**4**	- 60.0%	71	**82**	+ 15.5%

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

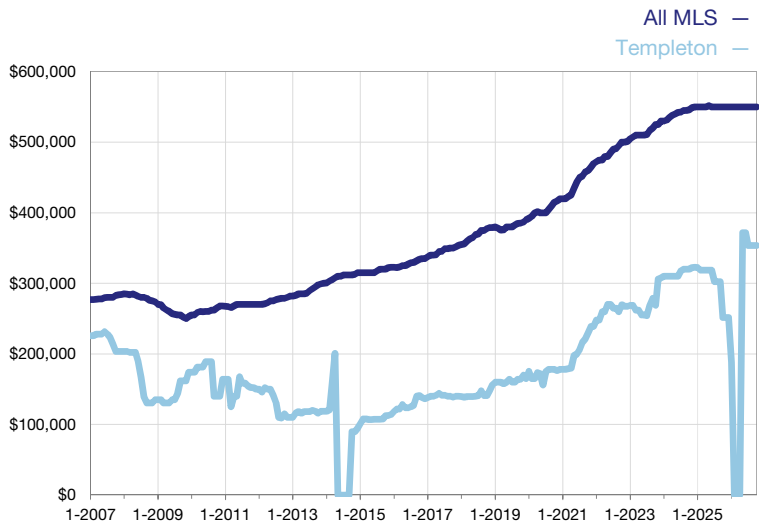
Condominium Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**+ / –**	**2025**	**2026**	**+ / –**
Pending Sales	0	**0**	--	2	**2**	0.0%
Closed Sales	0	**0**	--	2	**2**	0.0%
Median Sales Price*	$0	**$0**	--	$251,642	**$353,500**	+ 40.5%
Inventory of Homes for Sale	0	**3**	--	--	--	--
Months Supply of Inventory	0.0	**3.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	62	**20**	- 67.7%
Percent of Original List Price Received*	0.0%	**0.0%**	--	102.5%	**101.7%**	- 0.8%
New Listings	0	**1**	--	0	**5**	--

* 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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