

Zip Code 02150, MA Area Market Review

2026 vs. 2025 As of March 31, 2026

Prepared by Gabriel J. Ochoa on Wednesday, September 16, 2026

Single Family

Listing Inventory on March 31	2025	2026	Var.	Var. %	Trend
Listing Units	2	1	-1	-50%	↓
Average Days on Market	5	6	1	20%	↑
Average List Price	\$669,000.00	\$459,000.00	-\$210,000.00	-31.39%	↓
Average List \$ / SqFt	\$521.40	\$260.80	-\$260.60	-49.98%	↓
Approximate Absorption Rate	108.33%	166.67%	58.34%	53.85%	↑
Approximate Months Supply of Inventory	0.92	0.60	-0.32	-34.78%	↓
Listed (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Taken)	6	3	-3	-50%	↓
Average Original List Price	\$657,116.67	\$654,600.00	-\$2,516.67	-0.38%	↓
Average Original List \$ / SqFt	\$399.37	\$464.86	\$65.49	16.40%	↑
Went Pending (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Went Pending)	4	3	-1	-25%	↓
Average List Price	\$648,675.00	\$718,233.33	\$69,558.33	10.72%	↑
Average List \$ / SqFt	\$337.40	\$497.48	\$160.08	47.45%	↑
Average Days to Offer	22	18	-4	-18.18%	↓
Listed & Price Changed (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Price Changed)	1	0	-1	-100%	↓
Average Original List Price	\$830,000.00	\$0.00	-\$830,000.00	-100%	↓
Average Original List \$ / SqFt	\$316.19	\$0.00	-\$316.19	-100%	↓
Sold (Year to Date)	2025	2026	Var.	Var. %	Trend
Closed Units (Sold)	2	5	3	150%	↑
Average Days on Market	7	29	22	314.29%	↑
Average Days to Offer	7	22	15	214.29%	↑
Average Sale Price	\$665,000.00	\$685,400.00	\$20,400.00	3.07%	↑
Average Sale \$ / SqFt	\$431.84	\$422.94	-\$8.90	-2.06%	↓
Average List Price	\$637,400.00	\$692,540.00	\$55,140.00	8.65%	↑
Average List \$ / SqFt	\$411.24	\$435.01	\$23.77	5.78%	↑
Average Original List Price	\$637,400.00	\$698,540.00	\$61,140.00	9.59%	↑
Average Original List \$ / SqFt	\$411.24	\$438.96	\$27.72	6.74%	↑
Average Sale Price as % of List Price	105.34%	99.30%	-6.04%	-5.73%	↓
Average Sale Price as % of Original List Price	105.34%	98.39%	-6.95%	-6.60%	↓
Sold Units - Short Sale	0	0	0	0%	↔
Sold Units - Lender-Owned	0	0	0	0%	↔
12-Month Activity as of March 31	2025	2026	Var.	Var. %	Trend
Units Listed	34	28	-6	-17.65%	↓
Units Price Changed	11	6	-5	-45.45%	↓
Units Went Pending	28	22	-6	-21.43%	↓
Units Sold	26	20	-6	-23.08%	↓

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Condominium

Listing Inventory on March 31	2025	2026	Var.	Var. %	Trend
Listing Units	16	13	-3	-18.75%	↓
Average Days on Market	33	67	34	103.03%	↑
Average List Price	\$469,393.69	\$487,061.46	\$17,667.77	3.76%	↑
Average List \$ / SqFt	\$473.97	\$478.70	\$4.73	1%	↑
Approximate Absorption Rate	61.46%	66.03%	4.57%	7.44%	↑
Approximate Months Supply of Inventory	1.63	1.51	-0.12	-7.36%	↓
Listed (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Taken)	38	35	-3	-7.89%	↓
Average Original List Price	\$478,321.05	\$490,897.09	\$12,576.04	2.63%	↑
Average Original List \$ / SqFt	\$469.29	\$500.30	\$31.01	6.61%	↑
Went Pending (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Went Pending)	28	32	4	14.29%	↑
Average List Price	\$462,256.68	\$455,259.25	-\$6,997.43	-1.51%	↓
Average List \$ / SqFt	\$463.33	\$460.66	-\$2.67	-0.58%	↓
Average Days to Offer	47	39	-8	-17.02%	↓
Listed & Price Changed (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Price Changed)	7	5	-2	-28.57%	↓
Average Original List Price	\$453,700.00	\$549,200.00	\$95,500.00	21.05%	↑
Average Original List \$ / SqFt	\$510.09	\$579.13	\$69.04	13.53%	↑
Sold (Year to Date)	2025	2026	Var.	Var. %	Trend
Closed Units (Sold)	21	23	2	9.52%	↑
Average Days on Market	51	64	13	25.49%	↑
Average Days to Offer	44	32	-12	-27.27%	↓
Average Sale Price	\$498,642.86	\$445,773.39	-\$52,869.47	-10.60%	↓
Average Sale \$ / SqFt	\$445.75	\$434.95	-\$10.80	-2.42%	↓
Average List Price	\$499,557.14	\$451,660.26	-\$47,896.88	-9.59%	↓
Average List \$ / SqFt	\$447.14	\$440.08	-\$7.06	-1.58%	↓
Average Original List Price	\$503,847.62	\$457,573.35	-\$46,274.27	-9.18%	↓
Average Original List \$ / SqFt	\$452.61	\$445.65	-\$6.96	-1.54%	↓
Average Sale Price as % of List Price	99.84%	98.77%	-1.07%	-1.07%	↓
Average Sale Price as % of Original List Price	98.85%	97.57%	-1.28%	-1.29%	↓
Sold Units - Short Sale	0	0	0	0%	↔
Sold Units - Lender-Owned	0	0	0	0%	↔
12-Month Activity as of March 31	2025	2026	Var.	Var. %	Trend
Units Listed	144	159	15	10.42%	↑
Units Price Changed	48	58	10	20.83%	↑
Units Went Pending	121	108	-13	-10.74%	↓
Units Sold	118	103	-15	-12.71%	↓

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Multi Family

Listing Inventory on March 31	2025	2026	Var.	Var. %	Trend
Listing Units	11	5	-6	-54.55%	↓
Average Days on Market	35	43	8	22.86%	↑
Average List Price	\$1,212,954.55	\$1,209,377.40	-\$3,577.15	-0.29%	↓
Average List \$ / SqFt	\$338.10	\$376.60	\$38.50	11.39%	↑
Approximate Absorption Rate	29.55%	65.00%	35.45%	119.97%	↑
Approximate Months Supply of Inventory	3.38	1.54	-1.84	-54.44%	↓
Listed (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Taken)	16	8	-8	-50%	↓
Average Original List Price	\$1,092,598.63	\$1,051,210.88	-\$41,387.75	-3.79%	↓
Average Original List \$ / SqFt	\$339.52	\$374.94	\$35.42	10.43%	↑
Went Pending (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Went Pending)	10	5	-5	-50%	↓
Average List Price	\$1,017,287.70	\$861,940.00	-\$155,347.70	-15.27%	↓
Average List \$ / SqFt	\$334.21	\$374.09	\$39.88	11.93%	↑
Average Days to Offer	45	32	-13	-28.89%	↓
Listed & Price Changed (Year to Date)	2025	2026	Var.	Var. %	Trend
Listing Units (Price Changed)	1	2	1	100%	↑
Average Original List Price	\$689,000.00	\$1,349,949.50	\$660,949.50	95.93%	↑
Average Original List \$ / SqFt	\$362.44	\$408.17	\$45.73	12.62%	↑
Sold (Year to Date)	2025	2026	Var.	Var. %	Trend
Closed Units (Sold)	10	5	-5	-50%	↓
Average Days on Market	68	59	-9	-13.24%	↓
Average Days to Offer	62	54	-8	-12.90%	↓
Average Sale Price	\$1,573,090.00	\$1,183,000.00	-\$390,090.00	-24.80%	↓
Average Sale \$ / SqFt	\$351.57	\$311.14	-\$40.43	-11.50%	↓
Average List Price	\$1,570,218.80	\$1,169,980.00	-\$400,238.80	-25.49%	↓
Average List \$ / SqFt	\$342.60	\$309.41	-\$33.19	-9.69%	↓
Average Original List Price	\$1,588,578.80	\$1,240,800.00	-\$347,778.80	-21.89%	↓
Average Original List \$ / SqFt	\$351.05	\$328.60	-\$22.45	-6.40%	↓
Average Sale Price as % of List Price	102.95%	101.35%	-1.60%	-1.55%	↓
Average Sale Price as % of Original List Price	100.48%	96.10%	-4.38%	-4.36%	↓
Sold Units - Short Sale	0	0	0	0%	↔
Sold Units - Lender-Owned	0	0	0	0%	↔
12-Month Activity as of March 31	2025	2026	Var.	Var. %	Trend
Units Listed	67	61	-6	-8.96%	↓
Units Price Changed	15	20	5	33.33%	↑
Units Went Pending	45	43	-2	-4.44%	↓
Units Sold	39	39	0	0%	↔

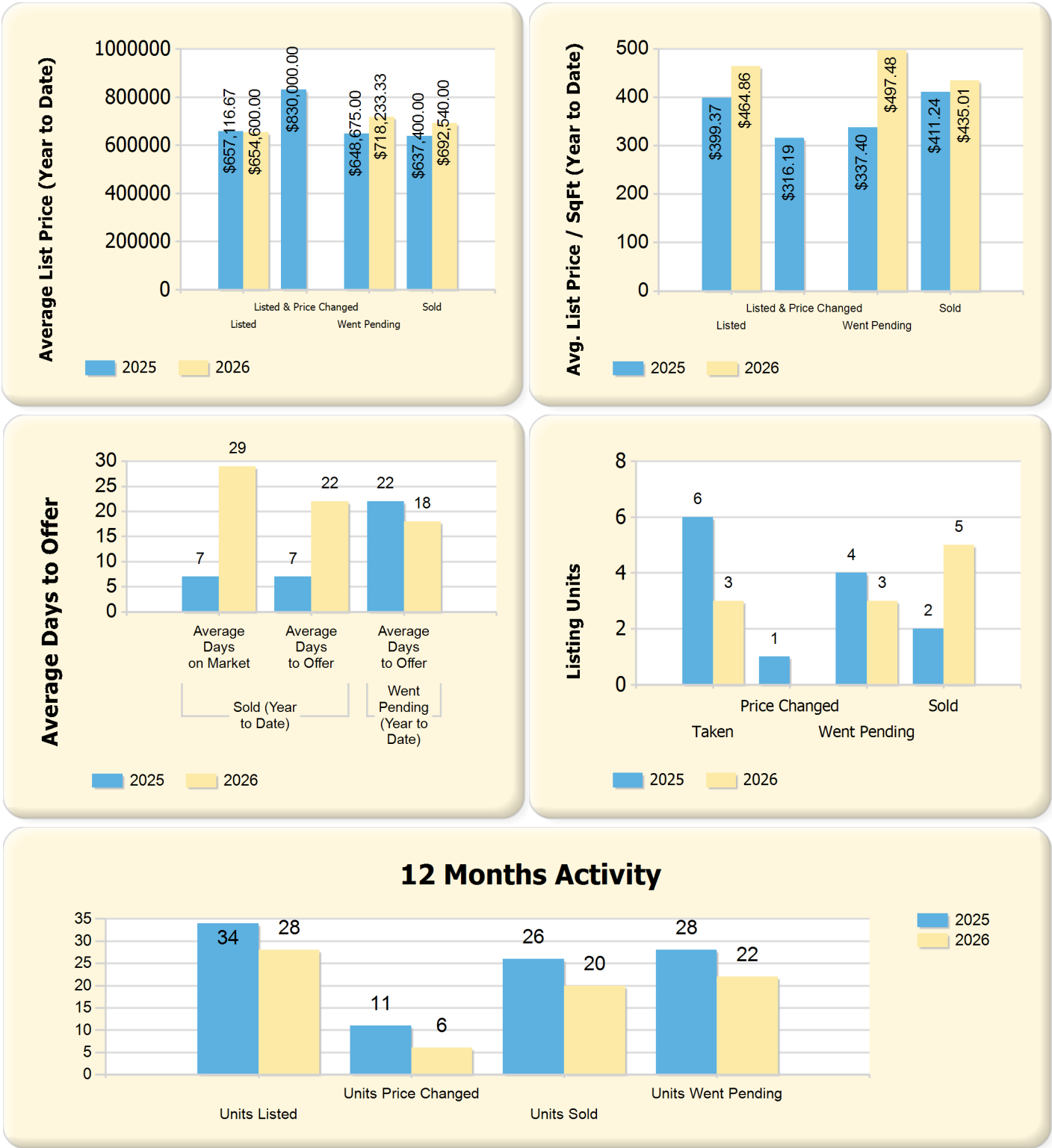
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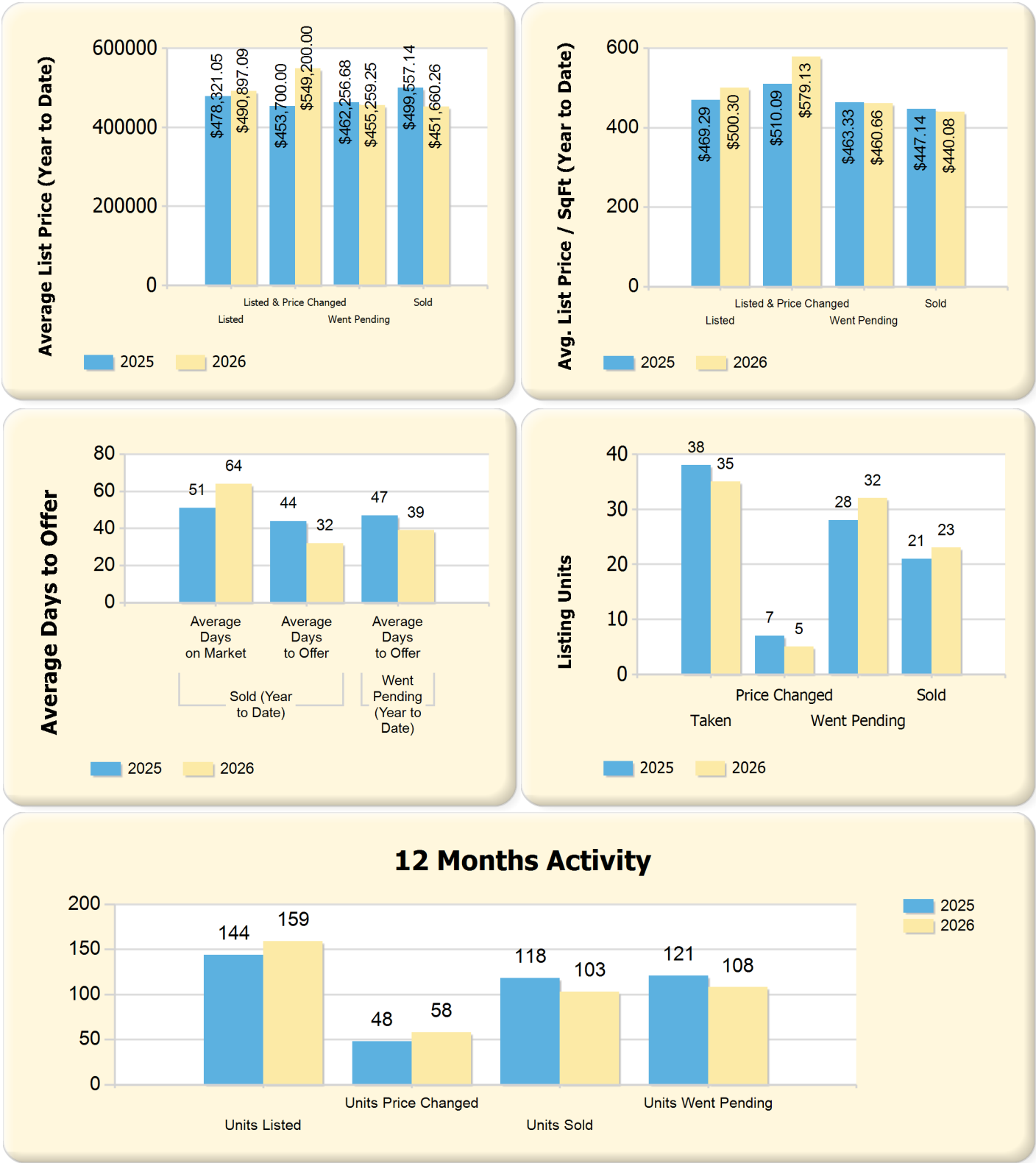


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