

**Massachusetts Association of REALTORS® Reports Housing Data for October 2025**  
*Year-over-year inventory of single-family homes down for the first time since March 2024*

**FOXBOROUGH – November 14, 2025 – [The Massachusetts Association of REALTORS®](#)**  
(MAR) housing data for October 2025 reports closed sales for single-family homes have increased by 5.6%, whereas new listings have decreased 1.2% year-over-year.

**MAR housing snapshot:**

- The median sales price for single-family homes increased by 2.3% and by 2.8% for condominiums since October 2024.
- Since October 2024, closed sales for single-family homes increased by 5.6% and decreased by 1.1% for condominiums.
- New listings for single-family homes decreased by 1.2% and increased by 4.2% for condominiums since October 2024.

With median sales price and closed sales on the rise for single-family homes, the housing market is beginning to strengthen, however inventory continues to remain a challenge across the state. MAR housing data reports inventory of single-family homes is down month-over-month and year-over year.

“Despite ongoing inventory challenges, we’re in the midst of transitioning into a new season and the housing market continues to show encouraging signs,” said Sarah Gustafson, 2025 president of MAR and Operating Principal and Broker representing Keller Williams Pinnacle Central and MetroWest. “We encourage buyers to stay informed, remain confident in their search and to work closely with a trusted REALTOR to successfully navigate today’s competitive market. For sellers, now is a great time to put your property on the market as conditions remain strong and buyers are eager to secure homes before the end of the year.”

For a complete breakdown of MAR statewide housing data, please visit:  
<http://www.marealtor.com/market-data>.

**October 2025 Data**

	October 2025  Closed Sales	October 2024  Closed Sales	% Change Closed Sales (year-over- year)	October 2025 Median Price	October 2024 Median Price	% Change Median Price (year- over- year)

Single-Family	3,921	3,714	5.6%	660,000	645,000	2.3%
Condominium	1,481	1,498	-1.1%	549,900	535,000	2.8%

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### **About the Massachusetts Association of REALTORS®**

Organized in 1924, the [Massachusetts Association of REALTORS®](#) is a professional trade organization with more than 25,000+ members. The term REALTOR is registered as the exclusive designation of members of the National Association of REALTORS® who subscribe to a strict code of ethics and enjoy continuing education programs.

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