

FISCAL YEAR 2026 SALES

SORT BY USE THEN GLA

[illegible]

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MBLU	ST#	STREET	USE	PRICE	SOLD	ACRES	STYLE	STRY	GLA	YR BLT	GRADE	LAND VAL	BLDG VAL	TTL VAL
34C/ / E12/ / 	12	WATER ST	1010	399990	06/25/2024	0.35	Ranch	1	1008	1971	Average	92200	291800	384000
33B/ / B01/ / 	14	CAMP HILL DR	1010	371000	11/21/2024	0.23	Ranch	1	1008	1950	Average	73300	277200	350500
46C/ / B12/ / 	6	VINE ST	1010	432000	10/17/2024	0.28	Ranch	1	1008	1968	Average	74700	307700	382400
50B/ / C19/ / 	112	MAIN ST	1010	290000	05/30/2024	0.36	Bungalow	1.25	1023	1932	Average	77000	200100	277100
12A/ / D01/ / 	4	SHADY LN	1010	400000	07/22/2024	0.19	Ranch	1	1025	1958	Average	72100	289100	361200
46C/ / G17/ / 	7	SHERWOOD DR	1010	385000	03/29/2024	0.29	Ranch	1	1025	1975	Average	75100	283300	358400
33E/ / H02/ / 	27	WALNUT ST	1010	422000	05/10/2024	0.27	Ranch		1036	1953	Average	89400	287800	377200
33B/ / A35/ / 	20	CORBIN RD	1010	347000	08/06/2024	0.19	Ranch	1	1040	1950	Average	72300	237900	310200

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17/ / D01/ / 	62	MILLBURY RD	1010	452000	12/13/2024	1.37	Ranch	1	1056	1990	Average	94800	373700	468500
29C/ / D03/ / 	374	MAIN ST	1010	360000	05/24/2024	0.37	Conventional	1.5	1074	1877	Average	77400	281200	358600
25A/ / B15/ / 	11	DANA DR	1010	495000	09/27/2024	0.46	Raised Ranch	1	1078	1980	Average	95800	349000	444800
33E/ / N01/ / 	48	WHEELOCK ST	1010	410000	07/24/2024	0.30	RANCH	1	1080	1957	Average	90400	269900	360300
17A/ / E04/ / 	44	DEPOT RD	1010	390000	05/30/2024	0.89	RANCH	1	1081	1957	Average	91600	289800	381400
25A/ / A10/ / 	69	DANA RD	1010	395000	07/05/2024	0.32	Raised Ranch	1	1088	1969	Average	76000	264300	340300
08B/ / B05/ / 	82	ENNIS RD	1010	520000	09/30/2024	0.52	Ranch	1	1120	1952	Average	81300	321000	402300
20/ / A05/ 03/ 	60	MCINTYRE RD	1010	445000	10/25/2024	1.90	Ranch	1	1125	1979	Average	107700	313800	421500

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48/ / C06/ 01/ 	22	WHITING RD	1010	545000	12/19/2024	1.04	Raised Ranch	1	1132	1998	Average	114600	393600	508200
57/ / B07/ / 	60	OLD WEBSTER RD	1010	405000	05/24/2024	0.57	Ranch	1	1135	1936	Average	82500	302100	384600
45C/ / A12/ / 	14	CARRON LN	1010	360000	10/21/2024	0.22	Cape Cod	1.5	1152	1953	Average	87600	268500	356100
33E/ / P09/ / 	15	JUNE ST	1010	460000	10/25/2024	0.28	Cape Cod	1.5	1164	1954	Average	89800	305500	395300
02A/ / B05/ / 	24	WELLS ST	1010	418900	03/22/2024	0.26	Cape Cod		1170	1965	Average	74200	286100	360300
56A/ / B03/ / 	27	MAIN ST	1010	435000	07/08/2024	0.34	Ranch	1	1186	1955	Average	76500	294800	371300
46C/ / E28/ 07/ 	4	BROOK ST	1010	425000	06/07/2024	0.46	Raised Ranch		1190	1993	Average	95800	318800	414600
33D/ / C33/ / 	34	QUOBAUG AVE	1010	382500	08/23/2024	0.17	Cape Cod	1.75	1196	1946	Average	71500	258800	330300

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07A/ / A01/ / 	716	MAIN ST	1010	530000	04/11/2024	0.58	Cape Cod	1.5	1386	2002	Average +	83000	441800	524800
41/ / A02/ 03/ 	244	SUTTON AVE	1010	515000	05/02/2024	1.38	Ranch	1	1391	2001	Average	105800	421400	527200
48/ / B08/ 01/ 	58	OLD SOUTHBRIDGE RD	1010	499000	11/18/2024	1.14	Raised Ranch	1	1394	1986	Average	117900	374100	492000
33C/ / D02/ / 	9	BARTON ST	1010	314000	03/27/2024	0.07	Conventional		1400	1917	Below Average	74700	221700	296400
46A/ / A06/ / 	78	DUDLEY RD	1010	330000	04/26/2024	0.25	Cape Cod	1.5	1404	1815	Average	74100	252800	326900
33C/ / E02/ / 	13	CHARLTON ST	1010	344900	06/14/2024	0.06	Conventional	1.5	1407	1917	Average	62000	284300	346300
50B/ / A01/ / 	17	CAREY LN	1010	381000	06/21/2024	0.22	Cape Cod	1.75	1416	1957	Average	87900	266400	354300
17A/ / A10/ / 	28	OLD DEPOT RD	1010	460000	04/12/2024	0.25	Cape Cod	1.75	1419	1953	Average +	74100	278400	352500

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50A/ / D17/ / 	8	BACON ST	1010	480000	05/17/2024	0.24	Cape Cod	2	1428	1949	Average +	88500	341200	429700
49A/ / C08/ / 	85	LARNED RD	1010	489000	09/30/2024	0.86	Raised Ranch	1	1438	1978	Average	90900	392700	483600
45A/ / A02/ / 	11	BEECH ST	1010	344000	12/05/2024	0.36	Ranch		1440	1975	Average	77000	274200	351200
08A/ / B16/ / 	170	SOUTHBRIDGE RD	1010	350000	01/31/2024	0.35	Cape Cod	1.25	1464	1969	Below Average	65200	273000	338200
45C/ / A08/ / 	4	CARRON LN	1010	425000	06/18/2024	0.18	Cape Cod	1.75	1478	1953	Average +	86400	306000	392400
31/ / C02/ 08/ 	17	CONLIN RD	1010	490000	07/02/2024	1.06	Raised Ranch	1	1504	1980	Average	115400	347800	463200
33D/ / F07/ / 	51	WALNUT ST	1010	337500	11/15/2024	0.25	Colonial	1.75	1508	1955	Average	88700	208600	297300
29D/ / A48/ / 	6	FOREST ST	1010	430000	07/10/2024	0.54	Cape Cod	1.5	1566	1958	Average	98200	307800	406000

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29D/ / A49/ 06/	6	SPICEBUSH LN	1010	480000	06/24/2024	0.74	Colonial	2	1600	2003	Average +	104600	384000	488600
														
45C/ / E10/ /	3	ROSE LN	1010	440000	11/12/2024	0.68	Cape Cod	1.75	1626	1951	Average	85300	314700	400000
														
08A/ / B64/ /	703	MAIN ST	1010	395000	11/13/2024	0.83	Conventional	2	1635	1910	Average	90000	284400	374400
														
35A/ / C31/ /	8	WALCOTT ST	1010	350000	04/30/2024	0.29	Cape Cod	1.75	1638	1978	Average	75100	288200	363300
														
17A/ / E07/ /	18	STUART ST	1010	390000	12/06/2024	0.42	Cape Cod	1.75	1638	1964	Average	78700	281100	359800
														
34B/ / B21/ 11/	2	SIBLEY CIR	1010	440000	08/01/2024	0.47	Cape Cod	1.75	1663	1992	Average	96100	362200	458300
														
25A/ / B16/ /	9	DANA DR	1010	460000	08/22/2024	0.46	Colonial	2	1666	1971	Average	95800	317900	413700
														
36/ / B02/ 05/	10	LOVETT RD	1010	595000	09/27/2024	3.96	Raised Ranch	1	1696	1996	Good	134100	435800	569900

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56A/ / A11/ /	1	MALDEN ST	1010	465000	09/10/2024	0.26	Ranch	1	1704	1956	Average	74200	347800	422000
														
33A/ / C25/ /	2	MELVIN DR	1010	502000	05/07/2024	0.48	Cape Cod	1.75	1720	1998	Average +	80300	417700	498000
														
17/ / B07/ /	570	MAIN ST	1010	619900	11/05/2024	1.23	Colonial	2	1728	1985	Average +	100800	391100	491900
														
02/ / F02/ 15/	4	SPRING ST	1010	645000	06/14/2024	1.04	Colonial	2	1742	2000	Good	95500	427100	522600
														
46C/ / E06/ /	1	LITTLE JOHN CIR	1010	451000	11/27/2024	0.39	Cape Cod	1.75	1750	1976	Average	77800	349500	427300
														
50D/ / B06/ 06/	10	LAMBERT CIR	1010	480000	04/16/2024	0.94	Colonial	2	1752	1988	Average +	111500	372400	483900
														
33A/ / C15/ /	5	MELVIN DR	1010	450000	03/29/2024	0.69	Colonial	2	1768	1998	Average +	85500	390600	476100

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29A/ / C51/ 29/	8	FOUNDERS CT	1010	590000	10/30/2024	1.47	Colonial	2	1788	2000	Good	127100	424200	551300
														
31/ / E05/ 24/	5	CRICKET DR	1010	580000	06/20/2024	0.92	Colonial	2	1800	1999	Good	111000	419700	530700
														
29A/ / E12/ /	427	MAIN ST	1010	400000	10/31/2024	0.34	Conventional	2	1833	1900	Average +	76500	306200	382700
														
38/ / A07/ 01/	178	SUTTON AVE	1010	560000	06/11/2024	2.06	Ranch	1	1836	1987	Average	108900	465400	574300
														
33E/ / H06/ /	34	PINE ST	1010	470000	03/18/2024	0.25	Colonial	2	1872	1967	Average	88700	311800	400500
														
45D/ / A07/ /	33	WESTVIEW DR	1010	550000	04/10/2024	1.46	Colonial	2	1904	2006	Average +	105900	422400	528300
														
33E/ / H05/ /	32	PINE ST	1010	525000	07/29/2024	0.27	Colonial	2	1904	1951	Average +	89400	320700	410100

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46/ / B01/ 02/	4	WILLOW CT	1010	560000	09/30/2024	3.37	Colonial	2	1908	1998	Good	109600	404700	514300
														
33D/ / D08/ /	59	QUOBAUG AVE	1010	428000	12/10/2024	0.33	Cape Cod	1.75	1920	1950	Average	76300	309700	386000
														
50D// A01/ 06////	52	HARWOOD ST	1010	679900	12/11/2024	0.70	Ranch	1	1936	2024	Average +	85800	576300	662100
														
54/ / B02/ 05/	43	JOE JENNY RD	1010	490000	06/20/2024	2.15	Colonial	2	1990	1989	Average +	130400	390000	520400
														
33D/ / C32/ /	36	QUOBAUG AVE	1010	469000	05/10/2024	0.17	Colonial	2	2000	1956	Average	71500	324200	395700
														
46B/ / B16/ /	23	WAYNE AVE	1010	540000	12/12/2024	0.36	Raised Ranch	1	2016	1971	Average +	92500	443700	536200
														
57/ / A07/ 02/	77	OLD WEBSTER RD	1010	540000	01/03/2024	0.92	Colonial	2	2042	1999	Average +	92500	456800	549300

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33B// A48/ 08/	6	HISTORY DR	1010	640000	04/30/2024	0.48	Bungalow	1	2076	2024	Good	104400	503200	607600
														
05/ / A06/ 06/	2	SUZANNE DR	1010	665000	08/23/2024	0.93	Colonial	2	2194	1985	Average +	111200	477300	588500
														
48/ / C01/ 14/	10	SULLIVAN BLVD	1010	620000	03/13/2024	0.96	Modern/Contemp	2	2247	1991	Good	112100	462100	574200
														
33B// A48/ 07/	4	HISTORY DR	1010	650000	08/12/2024	0.46	Bungalow	1	2296	2024	Good	103800	515200	619000
														
43/ / A07/ 14/	6	JASMINE RD	1010	590000	03/22/2024	1.32	Colonial	2	2368	2006	Average +	124300	507400	631700
														
02/ / G01/ 05/	81	PLEASANT ST	1010	495000	02/05/2024	0.92	Colonial	2	2373	2000	Average	92400	422000	514400
														
05/ / A06/ 18/	10	MICHELLE LN	1010	615000	11/27/2024	0.97	Colonial	2	2416	1994	Good	112400	473700	586100

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10/ / B06/ /	29	ENNIS RD	1010	716000	02/14/2024	2.38	Conventional	2	2436	1945	Good	109600	484300	593900
														
05/ / A06/ 10/	3	SUZANNE DR	1010	470000	08/23/2024	0.97	Colonial	2	2502	1984	Average +	112400	393900	506300
														
52/ / A07/ 02/	1	GARRISON HTS	1010	717000	07/24/2024	0.94	Colonial	2	2594	1985	Good	120900	527200	648100
														
29D/ / B02/ /	25	WEST ST	1010	510000	08/08/2024	0.27	Conventional	2	2640	1926	Average	89500	340500	430000
														
33B/ / A46/013/	5	MINUTEMAN LN	1010	719000	12/10/2024	0.61	Colonial	2	2658	2003	Good +	108800	570500	679300
														
33A/ / C44/ /	4	PINE RIDGE DR	1010	510000	04/02/2024	0.29	Colonial	2	2843	1971	Average	75000	373700	448700
														
31/ / C02/ 10/	2	OVERLOOK LN	1010	790000	12/12/2024	6.80	Colonial	2	2848	1999	Good	152700	564400	717100

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08A/ / B88/ /	54	LEICESTER ST	1040	365000	06/21/2024	0.25	Two Family	1.5	1311	1850	Average	74000	262900	336900
														
33E/ / E02/ /	9	QUOBAUG AVE	1040	350000	04/07/2025	0.27	Two Family		1376	1925	Average	89500	255600	345100
														
50A/ / D01/ /	20-22	BACON ST	1040	380000	05/24/2024	0.16	Two Family	1.75	1464	1950	Average	85500	272500	358000
														
29C/ / C05/ /	394	MAIN ST	1040	467500	04/30/2024	0.24	Two Family	1	1680	1960	Average	73700	373000	446700
														
29C/ / B31/ /	395	MAIN ST	1040	465000	06/27/2025	0.60	Two Family		1882	1877	Average	83400	297000	380400
														
02A/ / D05/ /	38	WATCH ST	1040	465000	05/13/2024	0.27	Two Family	1.75	1908	1885	Average	74600	364800	439400
														
50C/ / A13/ /	53	MAIN ST	1040	427000	07/17/2024	1.10	Two Family	1.75	2016	1945	Average	97200	349300	446500
														
35A/ / B02/ /	9	SUTTON AVE	1040	385000	05/06/2024	0.11	Two Family	2.5	2088	1900	Average	89100	281700	370800

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02A/ / C10/ /	51-53	WELLS ST	1040	490000	10/31/2024	0.18	Two Family	2	2112	1900	Average	72000	378500	450500
														
11A/ / A06/ /	661	MAIN ST	1040	390000	02/05/2024	0.33	Two Family	2	2160	1880	Average	76200	328100	404300
														
07B/ / B08/ /	12	MAPLE AVE	1040	490000	01/08/2025	6.67	Two Family		2199	1700	Average	126800	279800	406600
														
29A/ / D10/ /	445	MAIN ST	1040	595000	12/12/2023	0.43	Two Family	2.5	2424	1917	Average +	79100	528000	607100
														
29C/ / D08/ /	364	MAIN ST	1040	650000	10/03/2023	0.75	Two Family	2.5	2709	1907	Good	87500	543700	631200
														
THREE FAMILIES														
33D/ / C01/ /	65	CHARLTON ST	1050	400000	04/30/2025	2.34	Three Family	3	1502	1948	Average	109400	286100	395500
														
02A/ / D06/ /	40	WATCH ST	1050	520000	04/08/2025	0.36	Three Family		2870	1957	Average	77100	399500	476600

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