

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Leicester

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	11	9	- 18.2%	105	122	+ 16.2%
Closed Sales	9	14	+ 55.6%	104	128	+ 23.1%
Median Sales Price*	\$320,000	\$398,500	+ 24.5%	\$320,000	\$375,000	+ 17.2%
Inventory of Homes for Sale	10	7	- 30.0%	--	--	--
Months Supply of Inventory	1.1	0.7	- 36.4%	--	--	--
Cumulative Days on Market Until Sale	22	51	+ 131.8%	30	31	+ 3.3%
Percent of Original List Price Received*	100.4%	92.9%	- 7.5%	102.7%	100.7%	- 1.9%
New Listings	4	3	- 25.0%	123	138	+ 12.2%

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

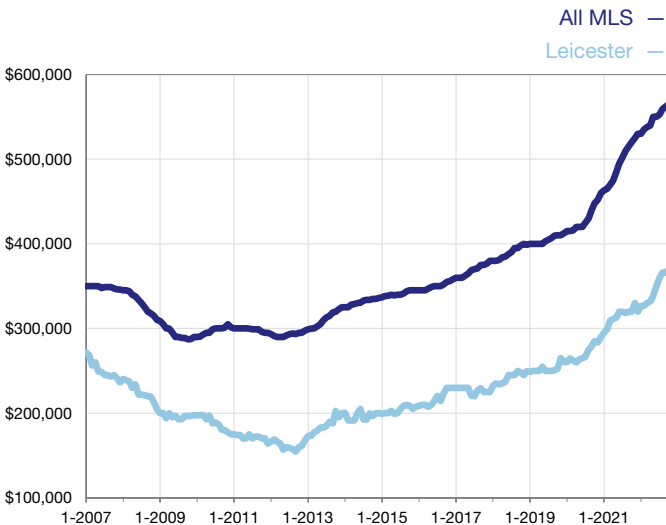
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	0	0	--	11	12	+ 9.1%
Closed Sales	2	0	- 100.0%	11	12	+ 9.1%
Median Sales Price*	\$347,500	\$0	- 100.0%	\$362,856	\$354,500	- 2.3%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.6	0.6	0.0%	--	--	--
Cumulative Days on Market Until Sale	19	0	- 100.0%	118	133	+ 12.7%
Percent of Original List Price Received*	104.8%	0.0%	- 100.0%	109.9%	103.7%	- 5.6%
New Listings	0	1	--	7	12	+ 71.4%

* 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

