

Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Leominster

Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	29	16	- 44.8%	386	308	- 20.2%
Closed Sales	40	30	- 25.0%	393	322	- 18.1%
Median Sales Price*	\$375,000	\$406,500	+ 8.4%	\$380,000	\$414,000	+ 8.9%
Inventory of Homes for Sale	21	14	- 33.3%	--	--	--
Months Supply of Inventory	0.7	0.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	27	33	+ 22.2%	26	22	- 15.4%
Percent of Original List Price Received*	101.6%	98.2%	- 3.3%	103.6%	103.0%	- 0.6%
New Listings	16	14	- 12.5%	417	341	- 18.2%

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

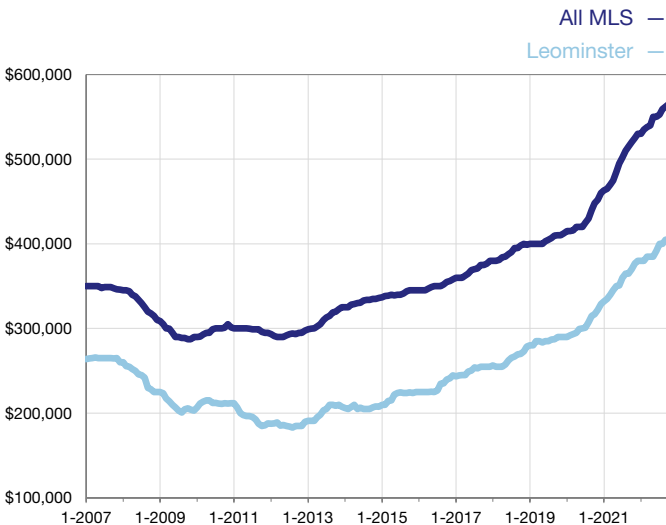
Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	10	7	- 30.0%	142	123	- 13.4%
Closed Sales	11	8	- 27.3%	141	127	- 9.9%
Median Sales Price*	\$221,500	\$262,000	+ 18.3%	\$225,000	\$250,000	+ 11.1%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	0.3	0.3	0.0%	--	--	--
Cumulative Days on Market Until Sale	29	28	- 3.4%	20	18	- 10.0%
Percent of Original List Price Received*	99.6%	101.3%	+ 1.7%	104.6%	104.1%	- 0.5%
New Listings	2	5	+ 150.0%	149	128	- 14.1%

* 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

