

Local Market Update – April 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Ludlow

Single-Family Properties

Key Metrics	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	14	16	+ 14.3%	66	63	- 4.5%
Closed Sales	16	18	+ 12.5%	55	52	- 5.5%
Median Sales Price*	\$266,000	\$280,000	+ 5.3%	\$252,000	\$285,000	+ 13.1%
Inventory of Homes for Sale	16	4	- 75.0%	--	--	--
Months Supply of Inventory	0.9	0.2	- 77.8%	--	--	--
Cumulative Days on Market Until Sale	27	35	+ 29.6%	38	38	0.0%
Percent of Original List Price Received*	101.9%	103.5%	+ 1.6%	99.5%	100.7%	+ 1.2%
New Listings	16	14	- 12.5%	62	54	- 12.9%

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

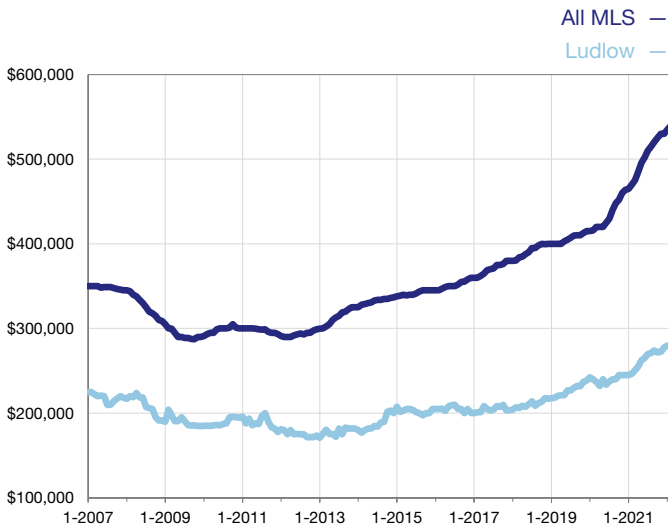
Condominium Properties

Key Metrics	April			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	3	5	+ 66.7%	9	15	+ 66.7%
Closed Sales	4	5	+ 25.0%	11	14	+ 27.3%
Median Sales Price*	\$182,550	\$300,000	+ 64.3%	\$195,000	\$307,450	+ 57.7%
Inventory of Homes for Sale	8	4	- 50.0%	--	--	--
Months Supply of Inventory	3.6	1.3	- 63.9%	--	--	--
Cumulative Days on Market Until Sale	49	21	- 57.1%	53	33	- 37.7%
Percent of Original List Price Received*	101.2%	99.9%	- 1.3%	100.5%	100.9%	+ 0.4%
New Listings	1	4	+ 300.0%	8	13	+ 62.5%

* 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

