

# Local Market Update – March 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Pepperell

### Single-Family Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	9	12	+ 33.3%	16	24	+ 50.0%
Closed Sales	9	6	- 33.3%	21	17	- 19.0%
Median Sales Price*	\$557,000	<b>\$502,500</b>	- 9.8%	\$463,500	<b>\$495,000</b>	+ 6.8%
Inventory of Homes for Sale	8	9	+ 12.5%	--	--	--
Months Supply of Inventory	0.7	1.0	+ 42.9%	--	--	--
Cumulative Days on Market Until Sale	47	30	- 36.2%	38	53	+ 39.5%
Percent of Original List Price Received*	107.3%	<b>104.5%</b>	- 2.6%	103.9%	<b>98.3%</b>	- 5.4%
New Listings	9	9	0.0%	19	19	0.0%

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

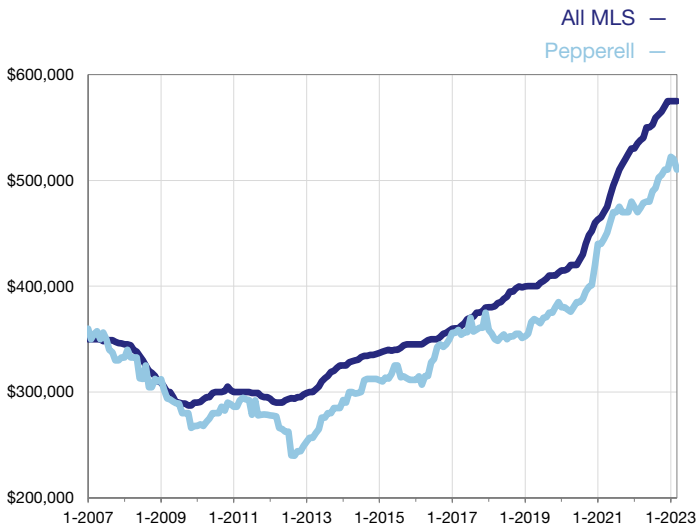
### Condominium Properties

Key Metrics	March			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	2	--	1	6	+ 500.0%
Closed Sales	0	0	--	3	2	- 33.3%
Median Sales Price*	\$0	<b>\$0</b>	--	\$450,000	<b>\$296,500</b>	- 34.1%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	57	13	- 77.2%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	104.2%	<b>105.8%</b>	+ 1.5%
New Listings	2	1	- 50.0%	2	5	+ 150.0%

\* 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

