

# Local Market Update – April 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Leominster

### Single-Family Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	28	23	- 17.9%	83	60	- 27.7%
Closed Sales	15	13	- 13.3%	80	53	- 33.8%
Median Sales Price*	\$420,000	<b>\$375,000</b>	- 10.7%	\$392,000	<b>\$405,000</b>	+ 3.3%
Inventory of Homes for Sale	24	10	- 58.3%	--	--	--
Months Supply of Inventory	0.8	0.4	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	16	18	+ 12.5%	25	27	+ 8.0%
Percent of Original List Price Received*	105.9%	<b>108.3%</b>	+ 2.3%	102.6%	<b>102.6%</b>	0.0%
New Listings	36	21	- 41.7%	95	61	- 35.8%

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

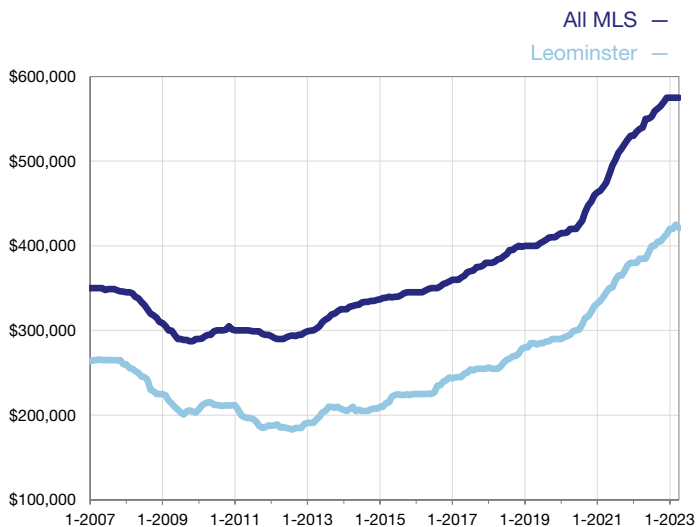
### Condominium Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	12	12	0.0%	38	31	- 18.4%
Closed Sales	7	8	+ 14.3%	34	22	- 35.3%
Median Sales Price*	\$235,000	<b>\$212,495</b>	- 9.6%	\$237,500	<b>\$240,000</b>	+ 1.1%
Inventory of Homes for Sale	8	7	- 12.5%	--	--	--
Months Supply of Inventory	0.7	0.7	0.0%	--	--	--
Cumulative Days on Market Until Sale	15	16	+ 6.7%	18	24	+ 33.3%
Percent of Original List Price Received*	105.1%	<b>102.9%</b>	- 2.1%	105.6%	<b>101.6%</b>	- 3.8%
New Listings	16	10	- 37.5%	43	33	- 23.3%

\* 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

