

# Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Leominster

### Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	24	18	- 25.0%	107	72	- 32.7%
Closed Sales	24	14	- 41.7%	104	67	- 35.6%
Median Sales Price*	\$425,000	<b>\$465,000</b>	+ 9.4%	\$400,000	<b>\$425,000</b>	+ 6.3%
Inventory of Homes for Sale	35	18	- 48.6%	--	--	--
Months Supply of Inventory	1.2	0.8	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	14	16	+ 14.3%	22	24	+ 9.1%
Percent of Original List Price Received*	109.7%	<b>104.2%</b>	- 5.0%	104.2%	<b>102.9%</b>	- 1.2%
New Listings	35	24	- 31.4%	129	84	- 34.9%

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

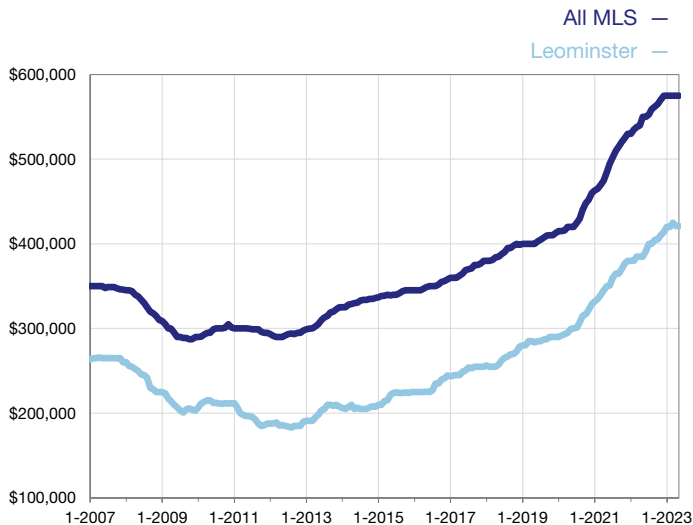
### Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	10	18	+ 80.0%	48	46	- 4.2%
Closed Sales	11	12	+ 9.1%	45	34	- 24.4%
Median Sales Price*	\$255,000	<b>\$257,500</b>	+ 1.0%	\$242,000	<b>\$245,000</b>	+ 1.2%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	0.8	0.6	- 25.0%	--	--	--
Cumulative Days on Market Until Sale	9	15	+ 66.7%	16	21	+ 31.3%
Percent of Original List Price Received*	106.4%	<b>104.3%</b>	- 2.0%	105.8%	<b>102.6%</b>	- 3.0%
New Listings	12	14	+ 16.7%	55	47	- 14.5%

\* 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

