

Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Palmer

Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	13	7	- 46.2%	47	36	- 23.4%
Closed Sales	8	9	+ 12.5%	48	38	- 20.8%
Median Sales Price*	\$293,000	\$305,000	+ 4.1%	\$280,000	\$280,000	0.0%
Inventory of Homes for Sale	20	10	- 50.0%	--	--	--
Months Supply of Inventory	1.8	1.1	- 38.9%	--	--	--
Cumulative Days on Market Until Sale	17	32	+ 88.2%	25	37	+ 48.0%
Percent of Original List Price Received*	105.8%	100.6%	- 4.9%	101.3%	99.7%	- 1.6%
New Listings	17	17	0.0%	57	42	- 26.3%

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

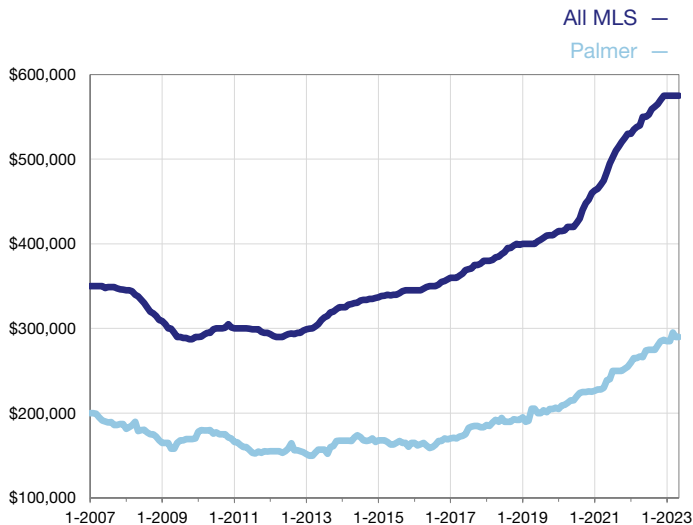
Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	2	0.0%	5	5	0.0%
Closed Sales	1	0	- 100.0%	4	3	- 25.0%
Median Sales Price*	\$199,000	\$0	- 100.0%	\$189,500	\$172,000	- 9.2%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	0.9	0.4	- 55.6%	--	--	--
Cumulative Days on Market Until Sale	3	0	- 100.0%	8	54	+ 575.0%
Percent of Original List Price Received*	113.8%	0.0%	- 100.0%	104.3%	97.8%	- 6.2%
New Listings	3	1	- 66.7%	7	7	0.0%

* 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

