

# Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Pepperell

### Single-Family Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	7	9	+ 28.6%	43	48	+ 11.6%
Closed Sales	11	6	- 45.5%	47	43	- 8.5%
Median Sales Price*	\$479,900	<b>\$533,750</b>	+ 11.2%	\$481,500	<b>\$535,000</b>	+ 11.1%
Inventory of Homes for Sale	23	10	- 56.5%	--	--	--
Months Supply of Inventory	2.3	1.1	- 52.2%	--	--	--
Cumulative Days on Market Until Sale	21	27	+ 28.6%	29	38	+ 31.0%
Percent of Original List Price Received*	108.5%	<b>97.2%</b>	- 10.4%	105.2%	<b>99.2%</b>	- 5.7%
New Listings	20	10	- 50.0%	62	44	- 29.0%

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

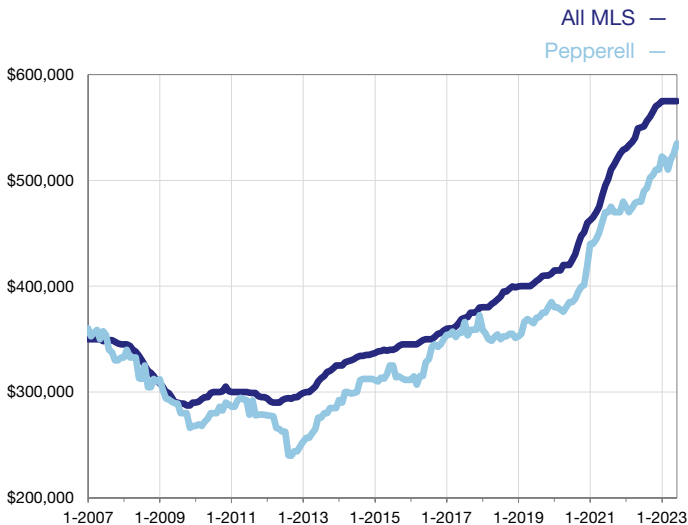
### Condominium Properties

Key Metrics	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	2	0	- 100.0%	6	8	+ 33.3%
Closed Sales	0	1	--	5	5	0.0%
Median Sales Price*	\$0	<b>\$320,000</b>	--	\$425,000	<b>\$335,000</b>	- 21.2%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.6	1.4	+ 133.3%	--	--	--
Cumulative Days on Market Until Sale	0	13	--	41	11	- 73.2%
Percent of Original List Price Received*	0.0%	<b>103.3%</b>	--	104.2%	<b>108.2%</b>	+ 3.8%
New Listings	2	1	- 50.0%	6	9	+ 50.0%

\* 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

