

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Leominster

### Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	24	27	+ 12.5%	238	176	- 26.1%
Closed Sales	35	17	- 51.4%	241	163	- 32.4%
Median Sales Price*	\$420,000	<b>\$480,000</b>	+ 14.3%	\$420,000	<b>\$440,000</b>	+ 4.8%
Inventory of Homes for Sale	35	19	- 45.7%	--	--	--
Months Supply of Inventory	1.3	0.9	- 30.8%	--	--	--
Cumulative Days on Market Until Sale	21	21	0.0%	21	24	+ 14.3%
Percent of Original List Price Received*	101.7%	<b>101.6%</b>	- 0.1%	103.9%	<b>103.6%</b>	- 0.3%
New Listings	24	30	+ 25.0%	267	206	- 22.8%

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

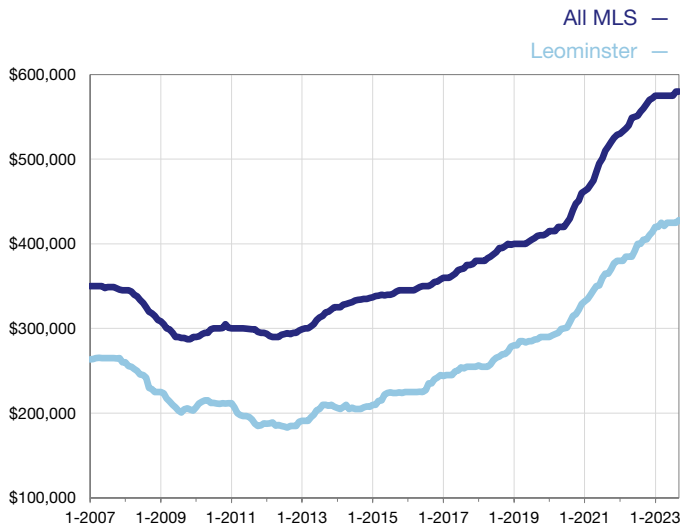
### Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	13	7	- 46.2%	105	78	- 25.7%
Closed Sales	17	6	- 64.7%	102	71	- 30.4%
Median Sales Price*	\$246,500	<b>\$269,000</b>	+ 9.1%	\$247,750	<b>\$260,000</b>	+ 4.9%
Inventory of Homes for Sale	6	8	+ 33.3%	--	--	--
Months Supply of Inventory	0.5	1.0	+ 100.0%	--	--	--
Cumulative Days on Market Until Sale	16	10	- 37.5%	17	19	+ 11.8%
Percent of Original List Price Received*	101.8%	<b>106.0%</b>	+ 4.1%	104.5%	<b>103.2%</b>	- 1.2%
New Listings	9	11	+ 22.2%	109	86	- 21.1%

\* 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

