

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Pepperell

### Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	13	+ 18.2%	79	69	- 12.7%
Closed Sales	8	6	- 25.0%	76	70	- 7.9%
Median Sales Price*	\$544,500	<b>\$517,500</b>	- 5.0%	\$508,500	<b>\$542,450</b>	+ 6.7%
Inventory of Homes for Sale	23	7	- 69.6%	--	--	--
Months Supply of Inventory	2.4	<b>0.9</b>	- 62.5%	--	--	--
Cumulative Days on Market Until Sale	30	15	- 50.0%	28	31	+ 10.7%
Percent of Original List Price Received*	100.6%	<b>106.2%</b>	+ 5.6%	103.6%	<b>100.2%</b>	- 3.3%
New Listings	20	10	- 50.0%	107	70	- 34.6%

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

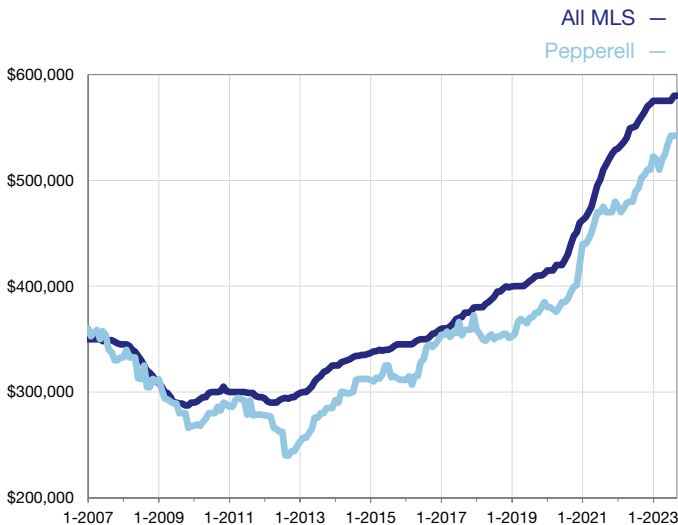
### Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	1	--	8	11	+ 37.5%
Closed Sales	0	4	--	11	10	- 9.1%
Median Sales Price*	\$0	<b>\$562,950</b>	--	\$445,000	<b>\$347,500</b>	- 21.9%
Inventory of Homes for Sale	0	8	--	--	--	--
Months Supply of Inventory	0.0	<b>5.9</b>	--	--	--	--
Cumulative Days on Market Until Sale	0	32	--	64	19	- 70.3%
Percent of Original List Price Received*	0.0%	<b>98.3%</b>	--	107.2%	<b>104.9%</b>	- 2.1%
New Listings	0	6	--	7	18	+ 157.1%

\* 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

