

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Pepperell

Single-Family Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	4	0.0%	102	82	- 19.6%
Closed Sales	7	4	- 42.9%	100	92	- 8.0%
Median Sales Price*	\$599,000	\$555,000	- 7.3%	\$510,000	\$539,950	+ 5.9%
Inventory of Homes for Sale	16	7	- 56.3%	--	--	--
Months Supply of Inventory	1.9	1.0	- 47.4%	--	--	--
Cumulative Days on Market Until Sale	49	25	- 49.0%	30	39	+ 30.0%
Percent of Original List Price Received*	98.8%	99.4%	+ 0.6%	102.7%	100.3%	- 2.3%
New Listings	5	3	- 40.0%	126	87	- 31.0%

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

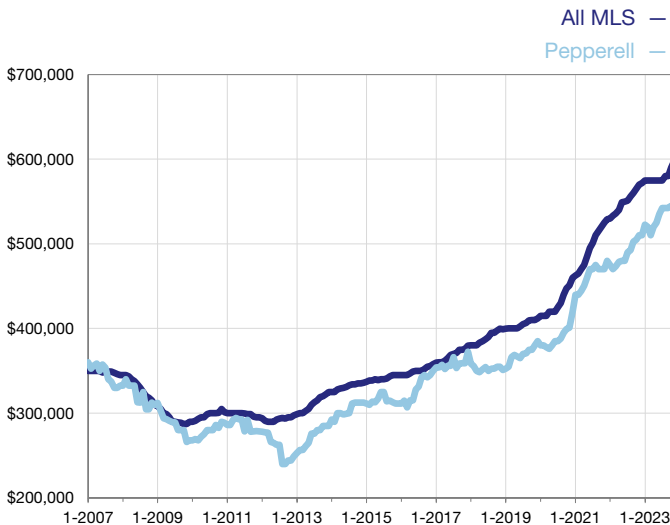
Condominium Properties

Key Metrics	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	0	- 100.0%	12	15	+ 25.0%
Closed Sales	2	0	- 100.0%	16	14	- 12.5%
Median Sales Price*	\$313,050	\$0	- 100.0%	\$443,000	\$347,500	- 21.6%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.8	1.8	+ 125.0%	--	--	--
Cumulative Days on Market Until Sale	12	0	- 100.0%	52	24	- 53.8%
Percent of Original List Price Received*	102.5%	0.0%	- 100.0%	105.4%	105.7%	+ 0.3%
New Listings	1	0	- 100.0%	12	18	+ 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

