

# Local Market Update – March 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Fitchburg

### Single-Family Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	21	23	+ 9.5%	56	57	+ 1.8%
Closed Sales	15	22	+ 46.7%	57	51	- 10.5%
Median Sales Price*	\$324,000	<b>\$352,500</b>	+ 8.8%	\$325,000	<b>\$352,500</b>	+ 8.5%
Inventory of Homes for Sale	32	23	- 28.1%	--	--	--
Months Supply of Inventory	1.1	1.1	0.0%	--	--	--
Cumulative Days on Market Until Sale	37	40	+ 8.1%	44	38	- 13.6%
Percent of Original List Price Received*	98.7%	99.0%	+ 0.3%	98.7%	99.4%	+ 0.7%
New Listings	22	31	+ 40.9%	60	64	+ 6.7%

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

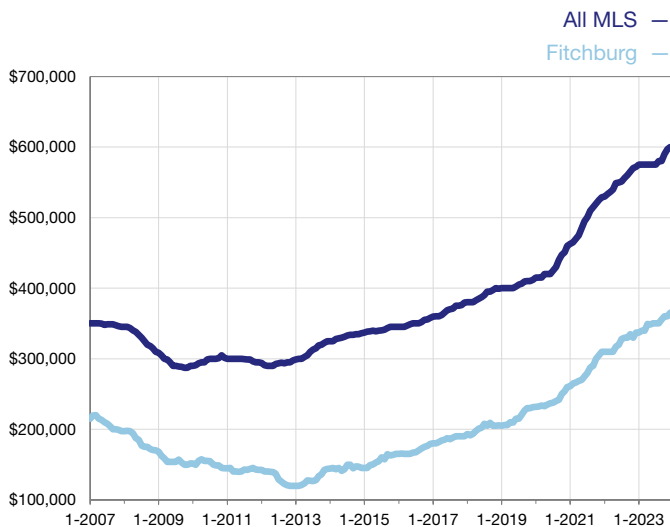
### Condominium Properties

Key Metrics	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	6	5	- 16.7%	15	11	- 26.7%
Closed Sales	4	1	- 75.0%	11	6	- 45.5%
Median Sales Price*	\$332,500	<b>\$475,000</b>	+ 42.9%	\$300,000	<b>\$335,000</b>	+ 11.7%
Inventory of Homes for Sale	12	6	- 50.0%	--	--	--
Months Supply of Inventory	2.5	1.1	- 56.0%	--	--	--
Cumulative Days on Market Until Sale	44	5	- 88.6%	34	23	- 32.4%
Percent of Original List Price Received*	102.4%	105.6%	+ 3.1%	99.3%	102.3%	+ 3.0%
New Listings	5	5	0.0%	17	12	- 29.4%

\* 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

