

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Leominster

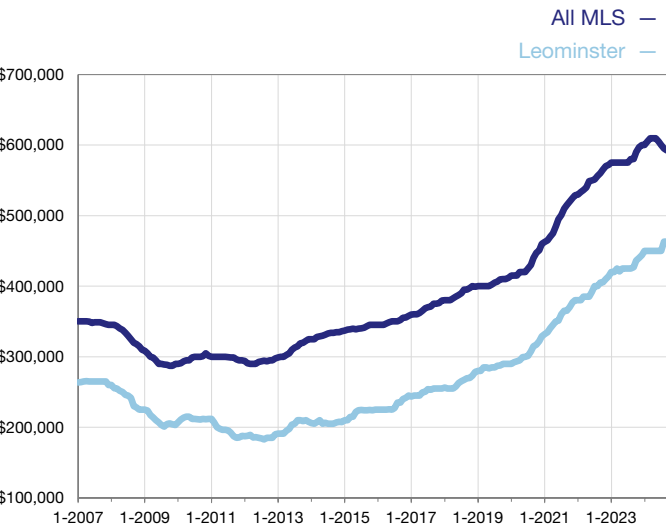
| Single-Family Properties | September | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 25 | 28 | + 12.0% | 173 | 185 | + 6.9% |
| Closed Sales | 18 | 25 | + 38.9% | 164 | 173 | + 5.5% |
| Median Sales Price* | \$465,000 | \$515,000 | + 10.8% | \$440,000 | \$476,000 | + 8.2% |
| Inventory of Homes for Sale | 27 | 34 | + 25.9% | -- | -- | -- |
| Months Supply of Inventory | 1.3 | 1.7 | + 30.8% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 21 | 23 | + 9.5% | 24 | 27 | + 12.5% |
| Percent of Original List Price Received* | 101.7% | 102.4% | + 0.7% | 103.6% | 102.8% | - 0.8% |
| New Listings | 29 | 33 | + 13.8% | 205 | 213 | + 3.9% |

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

| Condominium Properties | September | | | Year to Date | | |
|--|-----------|-----------|----------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 7 | 13 | + 85.7% | 78 | 89 | + 14.1% |
| Closed Sales | 6 | 12 | + 100.0% | 72 | 82 | + 13.9% |
| Median Sales Price* | \$269,000 | \$310,000 | + 15.2% | \$255,000 | \$295,000 | + 15.7% |
| Inventory of Homes for Sale | 11 | 7 | - 36.4% | -- | -- | -- |
| Months Supply of Inventory | 1.4 | 0.8 | - 42.9% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 10 | 19 | + 90.0% | 19 | 20 | + 5.3% |
| Percent of Original List Price Received* | 106.0% | 104.9% | - 1.0% | 103.1% | 103.1% | 0.0% |
| New Listings | 11 | 12 | + 9.1% | 86 | 90 | + 4.7% |

* 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

