

Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Leominster

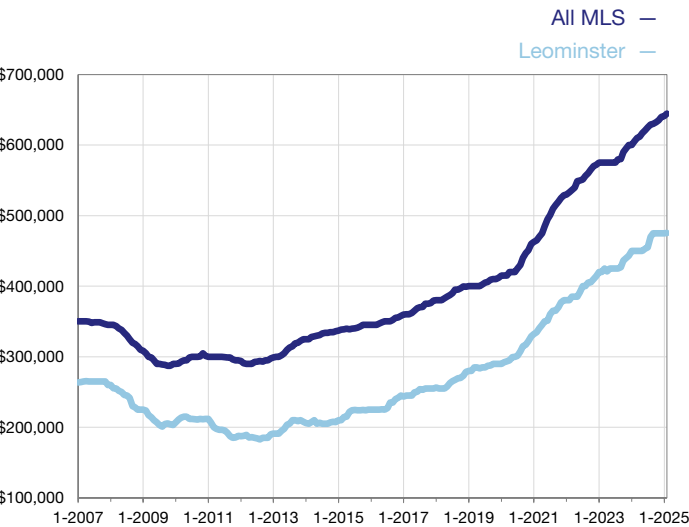
Single-Family Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	18	14	- 22.2%	25	33	+ 32.0%
Closed Sales	12	18	+ 50.0%	24	32	+ 33.3%
Median Sales Price*	\$432,500	\$467,500	+ 8.1%	\$449,500	\$452,500	+ 0.7%
Inventory of Homes for Sale	23	24	+ 4.3%	--	--	--
Months Supply of Inventory	1.2	1.2	0.0%	--	--	--
Cumulative Days on Market Until Sale	33	39	+ 18.2%	31	45	+ 45.2%
Percent of Original List Price Received*	98.3%	100.9%	+ 2.6%	100.5%	100.4%	- 0.1%
New Listings	17	22	+ 29.4%	32	42	+ 31.3%

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

Condominium Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	6	8	+ 33.3%	15	14	- 6.7%
Closed Sales	6	6	0.0%	16	13	- 18.8%
Median Sales Price*	\$234,400	\$327,500	+ 39.7%	\$234,850	\$300,000	+ 27.7%
Inventory of Homes for Sale	11	7	- 36.4%	--	--	--
Months Supply of Inventory	1.3	0.8	- 38.5%	--	--	--
Cumulative Days on Market Until Sale	12	17	+ 41.7%	21	17	- 19.0%
Percent of Original List Price Received*	104.2%	101.6%	- 2.5%	101.3%	101.1%	- 0.2%
New Listings	12	4	- 66.7%	20	14	- 30.0%

* 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

