

Local Market Update – February 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Palmer

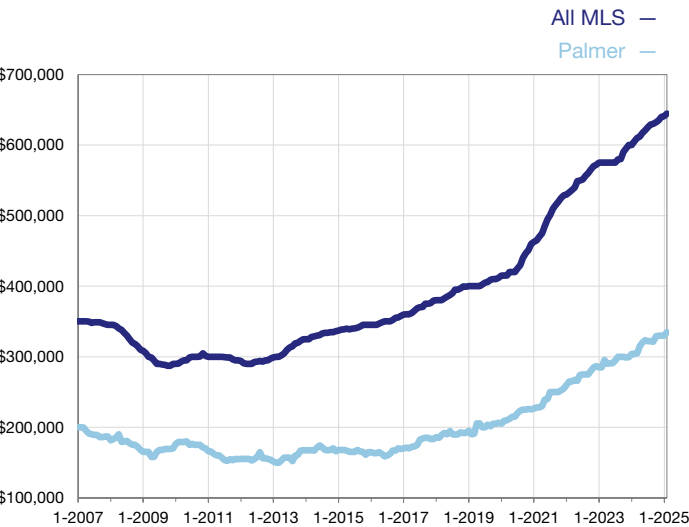
Single-Family Properties	February			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	5	9	+ 80.0%	14	16	+ 14.3%
Closed Sales	8	7	- 12.5%	18	15	- 16.7%
Median Sales Price*	\$285,500	\$350,500	+ 22.8%	\$290,500	\$342,220	+ 17.8%
Inventory of Homes for Sale	9	10	+ 11.1%	--	--	--
Months Supply of Inventory	1.0	1.0	0.0%	--	--	--
Cumulative Days on Market Until Sale	23	91	+ 295.7%	25	76	+ 204.0%
Percent of Original List Price Received*	105.8%	99.0%	- 6.4%	100.5%	97.1%	- 3.4%
New Listings	6	7	+ 16.7%	12	15	+ 25.0%

* 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	1	2	+ 100.0%	1	2	+ 100.0%
Closed Sales	1	0	- 100.0%	2	0	- 100.0%
Median Sales Price*	\$197,400	\$0	- 100.0%	\$195,550	\$0	- 100.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.4	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	18	0	- 100.0%	19	0	- 100.0%
Percent of Original List Price Received*	101.3%	0.0%	- 100.0%	101.6%	0.0%	- 100.0%
New Listings	2	0	- 100.0%	2	0	- 100.0%

* 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

