

Local Market Update – April 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Leicester

Single-Family Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	6	4	- 33.3%	20	18	- 10.0%
Closed Sales	4	8	+ 100.0%	22	19	- 13.6%
Median Sales Price*	\$411,000	\$466,063	+ 13.4%	\$456,500	\$427,125	- 6.4%
Inventory of Homes for Sale	15	10	- 33.3%	--	--	--
Months Supply of Inventory	1.8	1.7	- 5.6%	--	--	--
Cumulative Days on Market Until Sale	22	64	+ 190.9%	35	91	+ 160.0%
Percent of Original List Price Received*	99.5%	103.3%	+ 3.8%	98.9%	98.8%	- 0.1%
New Listings	6	8	+ 33.3%	23	21	- 8.7%

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

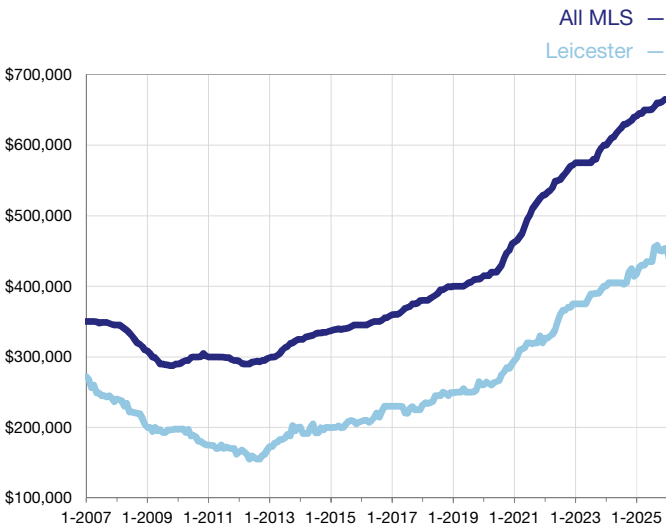
Condominium Properties

Key Metrics	April			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	0	1	--	2	3	+ 50.0%
Closed Sales	1	0	- 100.0%	1	4	+ 300.0%
Median Sales Price*	\$250,000	\$0	- 100.0%	\$250,000	\$383,000	+ 53.2%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.7	1.0	+ 42.9%	--	--	--
Cumulative Days on Market Until Sale	5	0	- 100.0%	5	52	+ 940.0%
Percent of Original List Price Received*	96.2%	0.0%	- 100.0%	96.2%	92.8%	- 3.5%
New Listings	1	3	+ 200.0%	2	3	+ 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

