Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE **MASSACHUSETTS ASSOCIATION OF REALTORS®**

Hadley

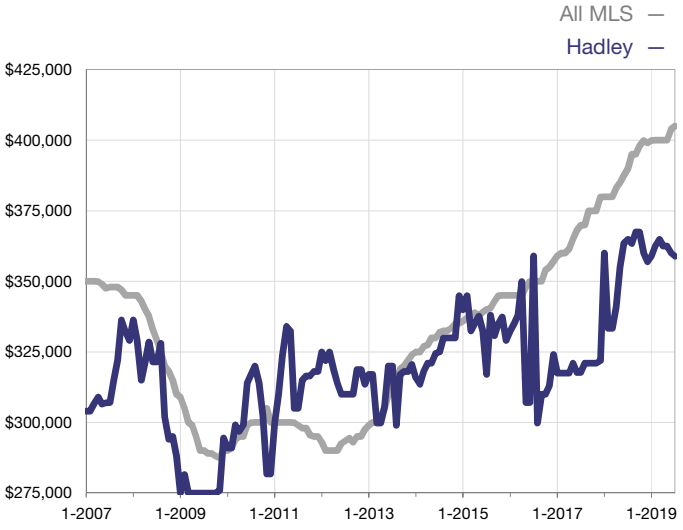
Single-Family Properties	July			Year to Date		
Key Metrics	**2018**	**2019**	**+ / –**	**2018**	**2019**	**+ / –**
Pending Sales	5	**5**	0.0%	38	**30**	- 21.1%
Closed Sales	11	**7**	- 36.4%	30	**23**	- 23.3%
Median Sales Price*	$379,900	**$508,660**	+ 33.9%	$377,300	**$390,000**	+ 3.4%
Inventory of Homes for Sale	20	**26**	+ 30.0%	--	--	--
Months Supply of Inventory	4.7	**5.8**	+ 23.4%	--	--	--
Cumulative Days on Market Until Sale	56	**53**	- 5.4%	75	**88**	+ 17.3%
Percent of Original List Price Received*	97.4%	**97.8%**	+ 0.4%	96.3%	**95.6%**	- 0.7%
New Listings	3	**9**	+ 200.0%	46	**51**	+ 10.9%

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

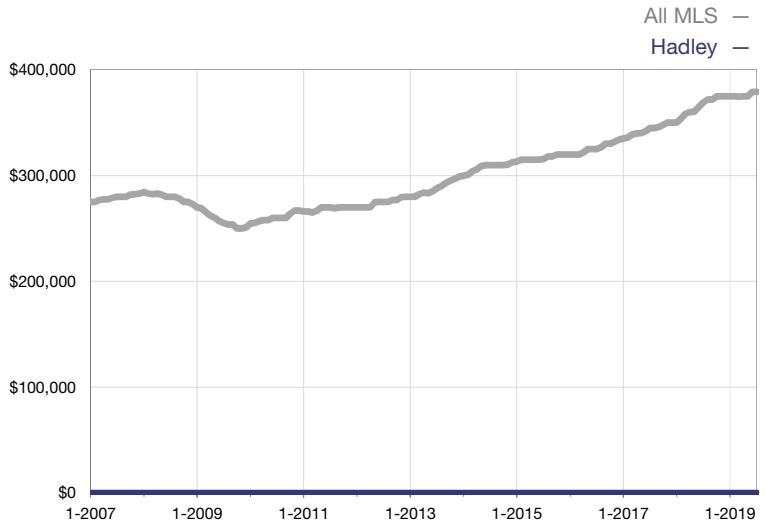
Condominium Properties	July			Year to Date		
Key Metrics	**2018**	**2019**	**+ / –**	**2018**	**2019**	**+ / –**
Pending Sales	0	**0**	--	0	**0**	--
Closed Sales	0	**0**	--	0	**0**	--
Median Sales Price*	$0	**$0**	--	$0	**$0**	--
Inventory of Homes for Sale	0	**0**	--	--	--	--
Months Supply of Inventory	0.0	**0.0**	--	--	--	--
Cumulative Days on Market Until Sale	0	**0**	--	0	**0**	--
Percent of Original List Price Received*	0.0%	**0.0%**	--	0.0%	**0.0%**	--
New Listings	0	**0**	--	0	**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



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