

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Chicopee

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	13	20	+ 53.8%	416	335	- 19.5%
Closed Sales	34	24	- 29.4%	433	338	- 21.9%
Median Sales Price*	\$241,500	<b>\$251,000</b>	+ 3.9%	\$250,000	<b>\$275,000</b>	+ 10.0%
Inventory of Homes for Sale	29	23	- 20.7%	--	--	--
Months Supply of Inventory	0.8	0.8	0.0%	--	--	--
Cumulative Days on Market Until Sale	43	35	- 18.6%	31	28	- 9.7%
Percent of Original List Price Received*	103.0%	100.5%	- 2.4%	102.7%	102.0%	- 0.7%
New Listings	15	15	0.0%	432	368	- 14.8%

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

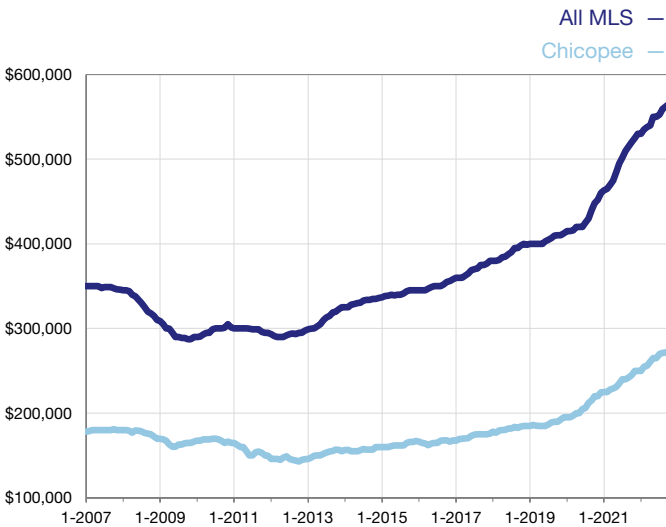
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	7	4	- 42.9%	99	124	+ 25.3%
Closed Sales	13	8	- 38.5%	101	127	+ 25.7%
Median Sales Price*	\$180,900	<b>\$188,500</b>	+ 4.2%	\$175,000	<b>\$187,000</b>	+ 6.9%
Inventory of Homes for Sale	10	4	- 60.0%	--	--	--
Months Supply of Inventory	1.2	0.4	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	24	32	+ 33.3%	24	22	- 8.3%
Percent of Original List Price Received*	101.6%	100.7%	- 0.9%	102.1%	102.3%	+ 0.2%
New Listings	7	3	- 57.1%	105	124	+ 18.1%

\* 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

