

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Great Barrington

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	5	1	- 80.0%	111	89	- 19.8%
Closed Sales	8	11	+ 37.5%	113	98	- 13.3%
Median Sales Price*	\$462,500	<b>\$687,500</b>	+ 48.6%	\$520,000	<b>\$512,500</b>	- 1.4%
Inventory of Homes for Sale	42	19	- 54.8%	--	--	--
Months Supply of Inventory	4.5	2.6	- 42.2%	--	--	--
Cumulative Days on Market Until Sale	100	206	+ 106.0%	118	129	+ 9.3%
Percent of Original List Price Received*	94.2%	95.3%	+ 1.2%	96.5%	95.6%	- 0.9%
New Listings	2	1	- 50.0%	143	102	- 28.7%

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

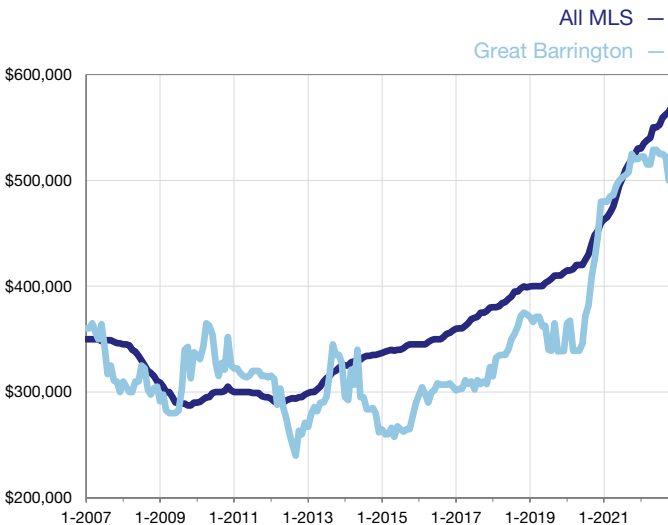
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	1	1	0.0%	28	10	- 64.3%
Closed Sales	2	1	- 50.0%	26	12	- 53.8%
Median Sales Price*	\$295,500	<b>\$385,000</b>	+ 30.3%	\$406,000	<b>\$432,500</b>	+ 6.5%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	0.9	1.6	+ 77.8%	--	--	--
Cumulative Days on Market Until Sale	72	37	- 48.6%	176	142	- 19.3%
Percent of Original List Price Received*	95.0%	90.6%	- 4.6%	96.7%	96.7%	0.0%
New Listings	0	1	--	17	12	- 29.4%

\* 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

