

# Local Market Update – December 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Pittsfield

### Single-Family Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	26	15	- 42.3%	448	390	- 12.9%
Closed Sales	42	29	- 31.0%	458	412	- 10.0%
Median Sales Price*	\$254,250	<b>\$270,000</b>	+ 6.2%	\$235,000	<b>\$265,000</b>	+ 12.8%
Inventory of Homes for Sale	35	35	0.0%	--	--	--
Months Supply of Inventory	0.9	1.1	+ 22.2%	--	--	--
Cumulative Days on Market Until Sale	69	62	- 10.1%	79	72	- 8.9%
Percent of Original List Price Received*	100.0%	97.8%	- 2.2%	100.6%	100.6%	0.0%
New Listings	19	20	+ 5.3%	481	431	- 10.4%

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

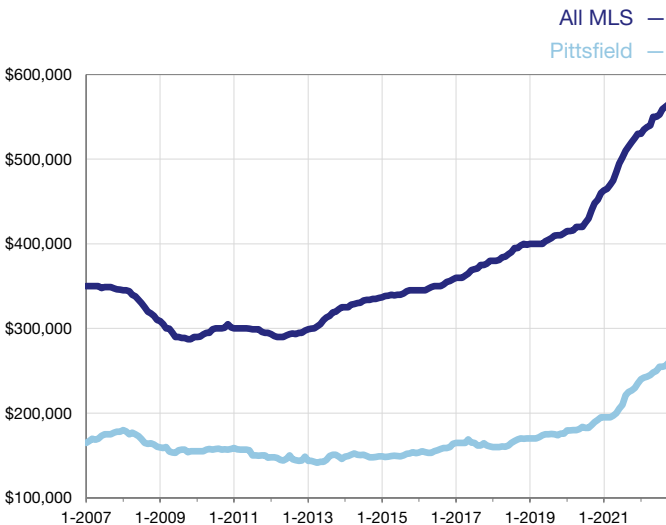
### Condominium Properties

Key Metrics	December			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	3	2	- 33.3%	37	26	- 29.7%
Closed Sales	6	1	- 83.3%	34	30	- 11.8%
Median Sales Price*	\$210,000	<b>\$200,000</b>	- 4.8%	\$189,300	<b>\$335,000</b>	+ 77.0%
Inventory of Homes for Sale	5	6	+ 20.0%	--	--	--
Months Supply of Inventory	1.6	2.1	+ 31.3%	--	--	--
Cumulative Days on Market Until Sale	54	38	- 29.6%	89	96	+ 7.9%
Percent of Original List Price Received*	100.6%	93.1%	- 7.5%	99.4%	99.1%	- 0.3%
New Listings	2	1	- 50.0%	42	38	- 9.5%

\* 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

