

Local Market Update – July 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Easthampton

Single-Family Properties

Key Metrics	July			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	21	11	- 47.6%	106	101	- 4.7%
Closed Sales	23	14	- 39.1%	91	91	0.0%
Median Sales Price*	\$242,000	\$240,000	- 0.8%	\$220,000	\$228,500	+ 3.9%
Inventory of Homes for Sale	25	22	- 12.0%	--	--	--
Months Supply of Inventory	1.9	1.6	- 15.8%	--	--	--
Cumulative Days on Market Until Sale	80	42	- 47.5%	100	72	- 28.0%
Percent of Original List Price Received*	95.3%	98.4%	+ 3.3%	95.1%	97.7%	+ 2.7%
New Listings	18	14	- 22.2%	113	107	- 5.3%

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

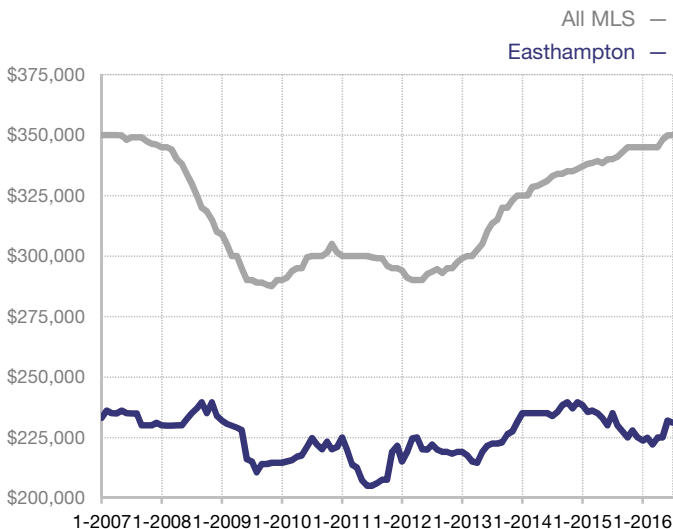
Condominium Properties

Key Metrics	July			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	3	4	+ 33.3%	27	14	- 48.1%
Closed Sales	7	4	- 42.9%	25	11	- 56.0%
Median Sales Price*	\$148,000	\$163,500	+ 10.5%	\$150,000	\$166,000	+ 10.7%
Inventory of Homes for Sale	4	8	+ 100.0%	--	--	--
Months Supply of Inventory	1.2	4.0	+ 233.3%	--	--	--
Cumulative Days on Market Until Sale	75	128	+ 70.7%	143	88	- 38.5%
Percent of Original List Price Received*	99.2%	99.3%	+ 0.1%	96.1%	97.6%	+ 1.6%
New Listings	0	2	--	24	20	- 16.7%

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

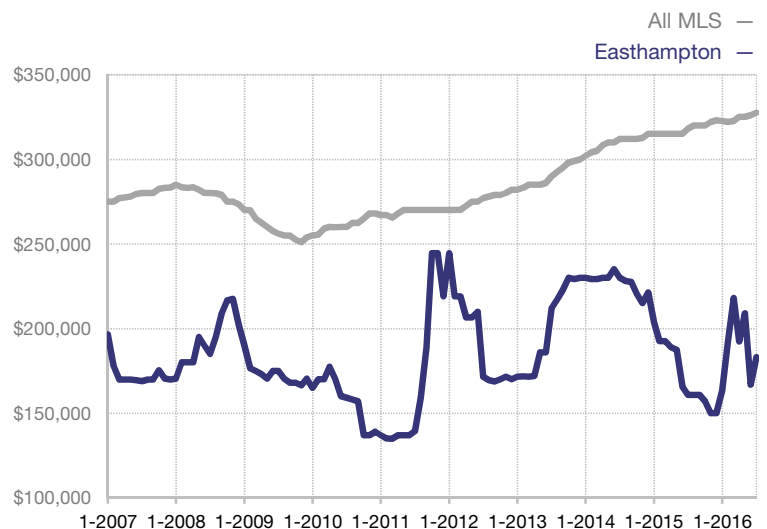
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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