

# Local Market Update – September 2017

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Springfield

### Single-Family Properties

Key Metrics	September			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	118	113	- 4.2%	947	1,003	+ 5.9%
Closed Sales	110	110	0.0%	874	928	+ 6.2%
Median Sales Price*	\$149,000	\$159,800	+ 7.2%	\$135,000	\$145,000	+ 7.4%
Inventory of Homes for Sale	373	264	- 29.2%	--	--	--
Months Supply of Inventory	4.0	2.6	- 35.0%	--	--	--
Cumulative Days on Market Until Sale	71	53	- 25.4%	97	64	- 34.0%
Percent of Original List Price Received*	94.8%	98.4%	+ 3.8%	94.3%	97.2%	+ 3.1%
New Listings	152	139	- 8.6%	1,219	1,237	+ 1.5%

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

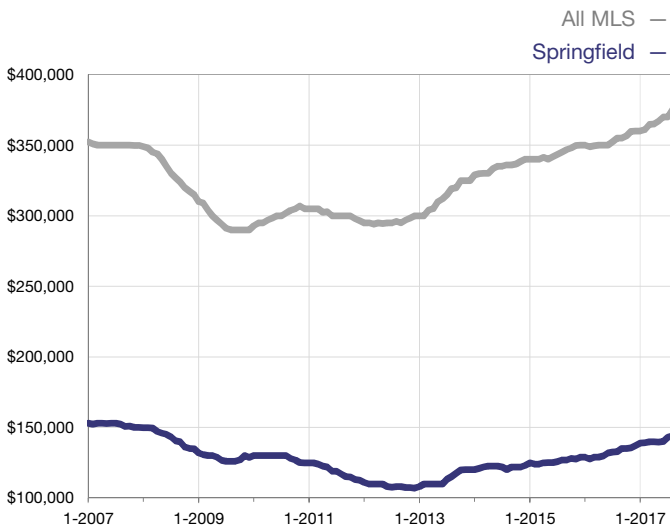
### Condominium Properties

Key Metrics	September			Year to Date		
	2016	2017	+ / -	2016	2017	+ / -
Pending Sales	9	8	- 11.1%	64	56	- 12.5%
Closed Sales	8	8	0.0%	60	54	- 10.0%
Median Sales Price*	\$123,500	\$110,900	- 10.2%	\$102,500	\$110,500	+ 7.8%
Inventory of Homes for Sale	23	19	- 17.4%	--	--	--
Months Supply of Inventory	3.6	3.3	- 8.3%	--	--	--
Cumulative Days on Market Until Sale	63	45	- 28.6%	110	74	- 32.7%
Percent of Original List Price Received*	96.7%	96.6%	- 0.1%	93.8%	91.5%	- 2.5%
New Listings	14	7	- 50.0%	83	73	- 12.0%

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

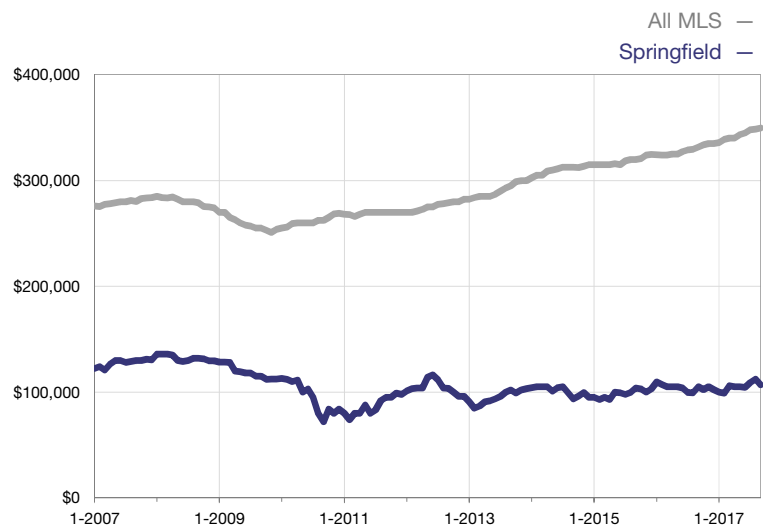
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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