

Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Chicopee

Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	43	47	+ 9.3%	270	249	- 7.8%
Closed Sales	43	50	+ 16.3%	228	196	- 14.0%
Median Sales Price*	\$184,000	\$203,500	+ 10.6%	\$185,000	\$188,950	+ 2.1%
Inventory of Homes for Sale	91	57	- 37.4%	--	--	--
Months Supply of Inventory	2.7	1.7	- 37.0%	--	--	--
Cumulative Days on Market Until Sale	33	59	+ 78.8%	65	57	- 12.3%
Percent of Original List Price Received*	98.5%	99.5%	+ 1.0%	96.9%	98.4%	+ 1.5%
New Listings	65	38	- 41.5%	321	296	- 7.8%

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

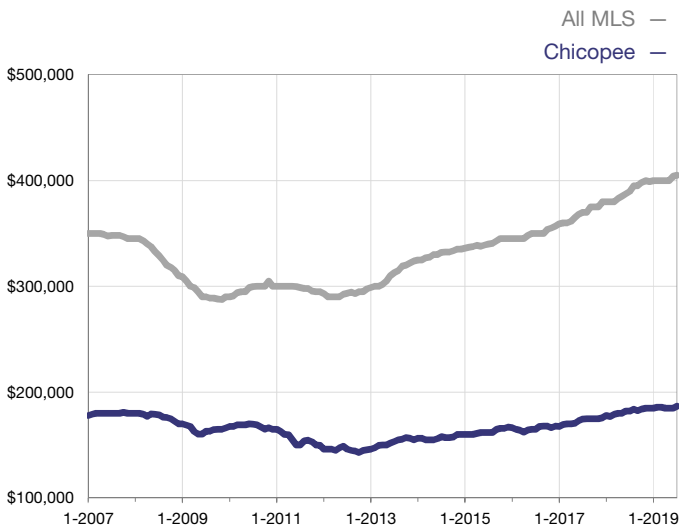
Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	12	9	- 25.0%	67	77	+ 14.9%
Closed Sales	16	14	- 12.5%	61	69	+ 13.1%
Median Sales Price*	\$108,000	\$123,250	+ 14.1%	\$119,900	\$126,000	+ 5.1%
Inventory of Homes for Sale	17	5	- 70.6%	--	--	--
Months Supply of Inventory	1.8	0.5	- 72.2%	--	--	--
Cumulative Days on Market Until Sale	54	30	- 44.4%	48	42	- 12.5%
Percent of Original List Price Received*	97.0%	97.5%	+ 0.5%	97.6%	96.5%	- 1.1%
New Listings	8	9	+ 12.5%	79	74	- 6.3%

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

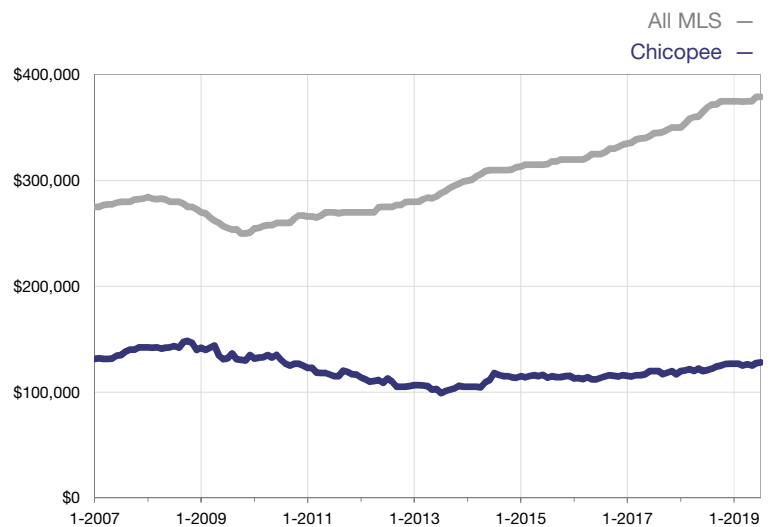
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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