

# Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Longmeadow

### Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	22	22	0.0%	158	179	+ 13.3%
Closed Sales	31	33	+ 6.5%	153	153	0.0%
Median Sales Price*	\$367,500	<b>\$368,000</b>	+ 0.1%	\$332,000	<b>\$352,000</b>	+ 6.0%
Inventory of Homes for Sale	93	76	- 18.3%	--	--	--
Months Supply of Inventory	4.2	3.6	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	55	46	- 16.4%	70	72	+ 2.9%
Percent of Original List Price Received*	96.1%	95.8%	- 0.3%	95.7%	94.5%	- 1.3%
New Listings	33	30	- 9.1%	228	240	+ 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		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	1	0	- 100.0%	5	1	- 80.0%
Closed Sales	2	0	- 100.0%	5	1	- 80.0%
Median Sales Price*	\$272,725	<b>\$0</b>	- 100.0%	\$322,450	<b>\$254,500</b>	- 21.1%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	148	0	- 100.0%	139	22	- 84.2%
Percent of Original List Price Received*	94.4%	0.0%	- 100.0%	95.9%	94.6%	- 1.4%
New Listings	0	0	--	2	1	- 50.0%

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

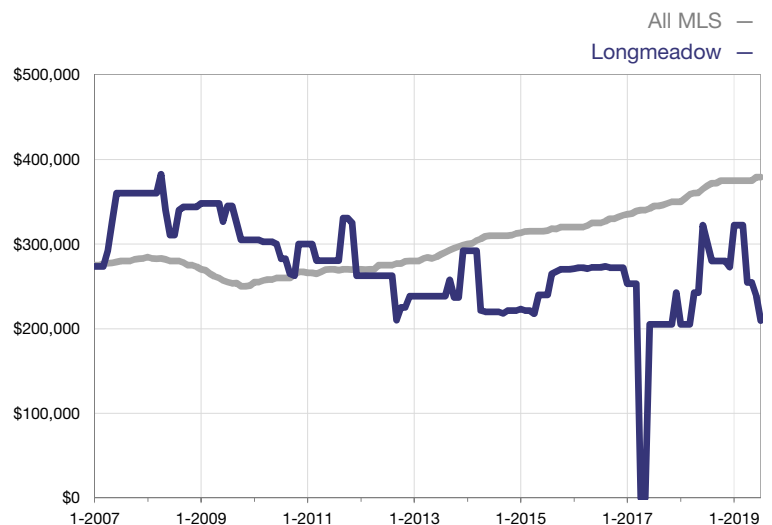
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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