

# Local Market Update – July 2019

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Pittsfield

### Single-Family Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	49	48	- 2.0%	269	287	+ 6.7%
Closed Sales	42	52	+ 23.8%	216	258	+ 19.4%
Median Sales Price*	\$190,000	<b>\$185,000</b>	- 2.6%	\$163,250	<b>\$175,000</b>	+ 7.2%
Inventory of Homes for Sale	152	118	- 22.4%	--	--	--
Months Supply of Inventory	4.4	2.9	- 34.1%	--	--	--
Cumulative Days on Market Until Sale	53	39	- 26.4%	81	61	- 24.7%
Percent of Original List Price Received*	97.1%	95.9%	- 1.2%	93.7%	94.6%	+ 1.0%
New Listings	73	50	- 31.5%	357	369	+ 3.4%

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

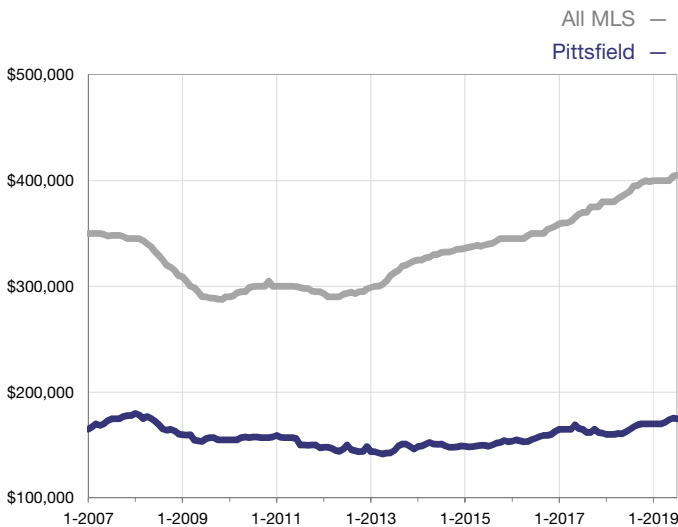
### Condominium Properties

Key Metrics	July			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
Pending Sales	4	4	0.0%	19	26	+ 36.8%
Closed Sales	3	6	+ 100.0%	16	21	+ 31.3%
Median Sales Price*	\$150,000	<b>\$247,500</b>	+ 65.0%	\$175,750	<b>\$169,900</b>	- 3.3%
Inventory of Homes for Sale	42	25	- 40.5%	--	--	--
Months Supply of Inventory	14.4	7.0	- 51.4%	--	--	--
Cumulative Days on Market Until Sale	206	69	- 66.5%	137	93	- 32.1%
Percent of Original List Price Received*	93.1%	95.3%	+ 2.4%	93.4%	95.7%	+ 2.5%
New Listings	7	4	- 42.9%	40	44	+ 10.0%

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

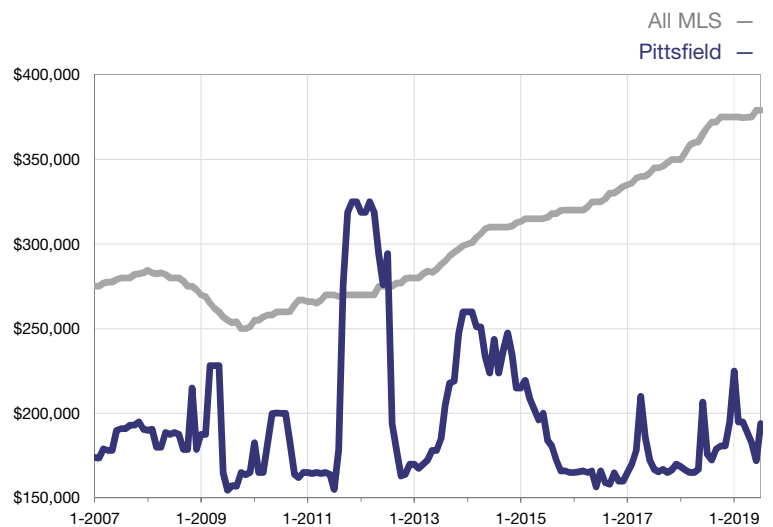
### Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



### Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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