

Local Market Update – March 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Stockbridge

Single-Family Properties

Key Metrics	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	2	--	3	7	+ 133.3%
Closed Sales	2	2	0.0%	8	7	- 12.5%
Median Sales Price*	\$273,500	\$606,200	+ 121.6%	\$442,500	\$535,000	+ 20.9%
Inventory of Homes for Sale	32	7	- 78.1%	--	--	--
Months Supply of Inventory	8.0	1.4	- 82.5%	--	--	--
Cumulative Days on Market Until Sale	289	87	- 69.9%	280	162	- 42.1%
Percent of Original List Price Received*	89.3%	86.9%	- 2.7%	86.5%	87.7%	+ 1.4%
New Listings	2	3	+ 50.0%	8	3	- 62.5%

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

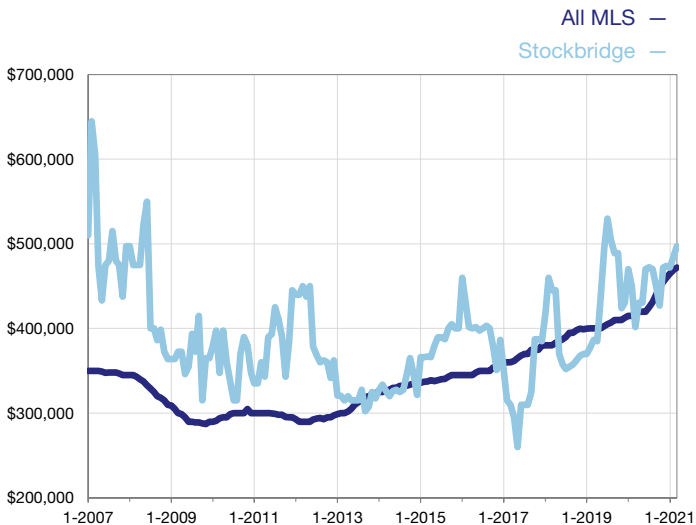
Condominium Properties

Key Metrics	March			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	0	1	--	1	2	+ 100.0%
Closed Sales	0	1	--	1	5	+ 400.0%
Median Sales Price*	\$0	\$233,000	--	\$640,000	\$450,000	- 29.7%
Inventory of Homes for Sale	5	1	- 80.0%	--	--	--
Months Supply of Inventory	3.3	0.7	- 78.8%	--	--	--
Cumulative Days on Market Until Sale	0	4	--	179	77	- 57.0%
Percent of Original List Price Received*	0.0%	100.0%	--	93.4%	94.4%	+ 1.1%
New Listings	1	0	- 100.0%	1	3	+ 200.0%

* 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

