

# Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Agawam

### Single-Family Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	13	17	+ 30.8%	98	54	- 44.9%
Closed Sales	24	13	- 45.8%	85	58	- 31.8%
Median Sales Price*	\$252,450	<b>\$272,500</b>	+ 7.9%	\$239,900	<b>\$275,000</b>	+ 14.6%
Inventory of Homes for Sale	37	22	- 40.5%	--	--	--
Months Supply of Inventory	1.7	1.1	- 35.3%	--	--	--
Cumulative Days on Market Until Sale	40	30	- 25.0%	49	34	- 30.6%
Percent of Original List Price Received*	98.9%	<b>102.6%</b>	+ 3.7%	96.3%	<b>101.1%</b>	+ 5.0%
New Listings	21	24	+ 14.3%	95	59	- 37.9%

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

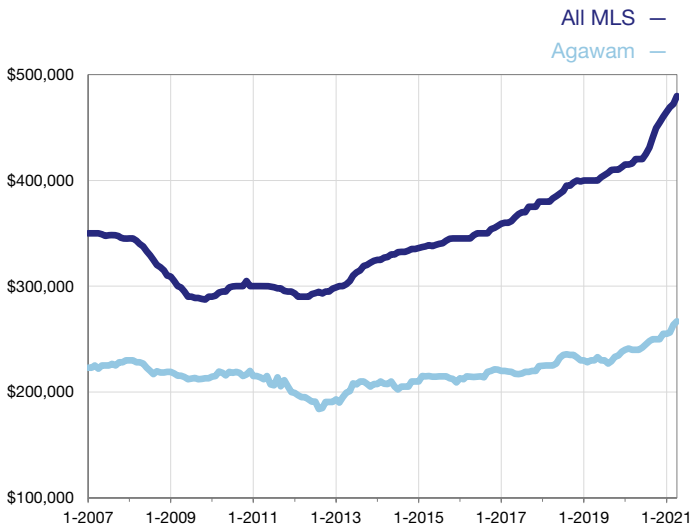
### Condominium Properties

Key Metrics	April			Year to Date		
	2020	2021	+ / -	2020	2021	+ / -
Pending Sales	5	7	+ 40.0%	16	37	+ 131.3%
Closed Sales	3	7	+ 133.3%	14	28	+ 100.0%
Median Sales Price*	\$147,500	<b>\$229,000</b>	+ 55.3%	\$136,200	<b>\$170,375</b>	+ 25.1%
Inventory of Homes for Sale	12	2	- 83.3%	--	--	--
Months Supply of Inventory	1.5	0.3	- 80.0%	--	--	--
Cumulative Days on Market Until Sale	14	16	+ 14.3%	47	19	- 59.6%
Percent of Original List Price Received*	98.7%	<b>104.6%</b>	+ 6.0%	95.7%	<b>100.6%</b>	+ 5.1%
New Listings	5	10	+ 100.0%	20	38	+ 90.0%

\* 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

