

Local Market Update – April 2021

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

West Stockbridge

Single-Family Properties

| Key Metrics | April | | | Year to Date | | |
|--|-----------|------------------|---------|--------------|------------------|----------|
| | 2020 | 2021 | + / - | 2020 | 2021 | + / - |
| Pending Sales | 1 | 1 | 0.0% | 3 | 7 | + 133.3% |
| Closed Sales | 2 | 3 | + 50.0% | 5 | 8 | + 60.0% |
| Median Sales Price* | \$795,000 | \$480,000 | - 39.6% | \$680,000 | \$693,000 | + 1.9% |
| Inventory of Homes for Sale | 20 | 10 | - 50.0% | -- | -- | -- |
| Months Supply of Inventory | 10.0 | 2.5 | - 75.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 159 | 134 | - 15.7% | 282 | 61 | - 78.4% |
| Percent of Original List Price Received* | 88.5% | 95.3% | + 7.7% | 87.6% | 98.6% | + 12.6% |
| New Listings | 0 | 5 | -- | 3 | 11 | + 266.7% |

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

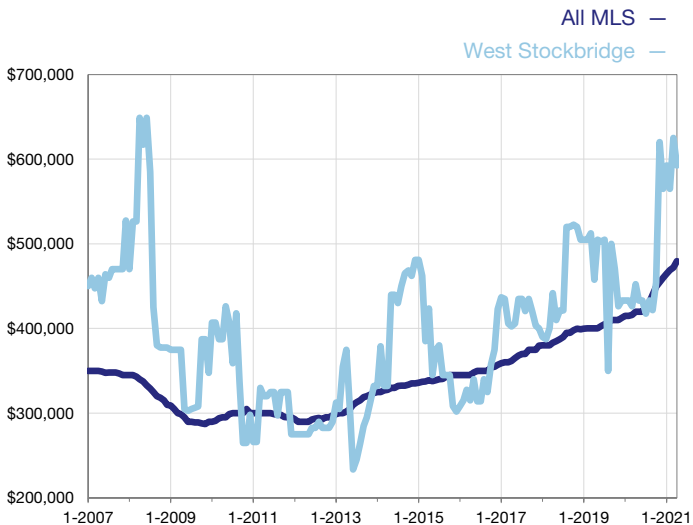
Condominium Properties

| Key Metrics | April | | | Year to Date | | |
|--|-------|------------|-------|--------------|------------|-------|
| | 2020 | 2021 | + / - | 2020 | 2021 | + / - |
| Pending Sales | 0 | 0 | -- | 0 | 0 | -- |
| Closed Sales | 0 | 0 | -- | 0 | 0 | -- |
| Median Sales Price* | \$0 | \$0 | -- | \$0 | \$0 | -- |
| Inventory of Homes for Sale | 0 | 0 | -- | -- | -- | -- |
| Months Supply of Inventory | 0.0 | 0.0 | -- | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 0 | -- | 0 | 0 | -- |
| Percent of Original List Price Received* | 0.0% | 0.0% | -- | 0.0% | 0.0% | -- |
| New Listings | 0 | 0 | -- | 0 | 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

