

Local Market Update – July 2022

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Holyoke

Single-Family Properties

Key Metrics	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	15	28	+ 86.7%	129	128	- 0.8%
Closed Sales	15	17	+ 13.3%	129	113	- 12.4%
Median Sales Price*	\$260,000	\$273,000	+ 5.0%	\$238,000	\$270,000	+ 13.4%
Inventory of Homes for Sale	27	17	- 37.0%	--	--	--
Months Supply of Inventory	1.4	1.0	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	26	25	- 3.8%	36	33	- 8.3%
Percent of Original List Price Received*	103.7%	103.4%	- 0.3%	102.3%	102.7%	+ 0.4%
New Listings	25	29	+ 16.0%	152	139	- 8.6%

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

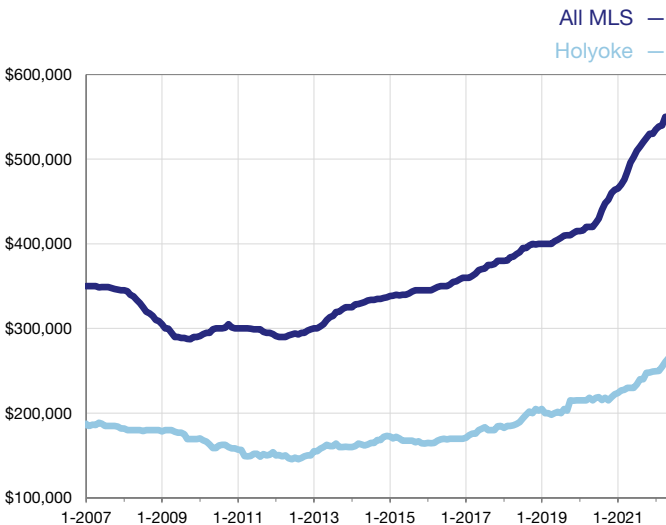
Condominium Properties

Key Metrics	July			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
Pending Sales	4	3	- 25.0%	56	22	- 60.7%
Closed Sales	12	0	- 100.0%	42	39	- 7.1%
Median Sales Price*	\$159,900	\$0	- 100.0%	\$135,000	\$135,000	0.0%
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	1.0	0.5	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	32	0	- 100.0%	32	26	- 18.8%
Percent of Original List Price Received*	101.5%	0.0%	- 100.0%	98.7%	99.6%	+ 0.9%
New Listings	4	1	- 75.0%	54	19	- 64.8%

* 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

