

# Local Market Update – April 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Agawam

### Single-Family Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	15	19	+ 26.7%	58	59	+ 1.7%
Closed Sales	13	13	0.0%	52	55	+ 5.8%
Median Sales Price*	\$340,000	<b>\$350,000</b>	+ 2.9%	\$317,300	<b>\$330,000</b>	+ 4.0%
Inventory of Homes for Sale	27	17	- 37.0%	--	--	--
Months Supply of Inventory	1.3	1.0	- 23.1%	--	--	--
Cumulative Days on Market Until Sale	18	43	+ 138.9%	25	57	+ 128.0%
Percent of Original List Price Received*	102.8%	<b>102.2%</b>	- 0.6%	102.5%	<b>99.2%</b>	- 3.2%
New Listings	25	18	- 28.0%	69	68	- 1.4%

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

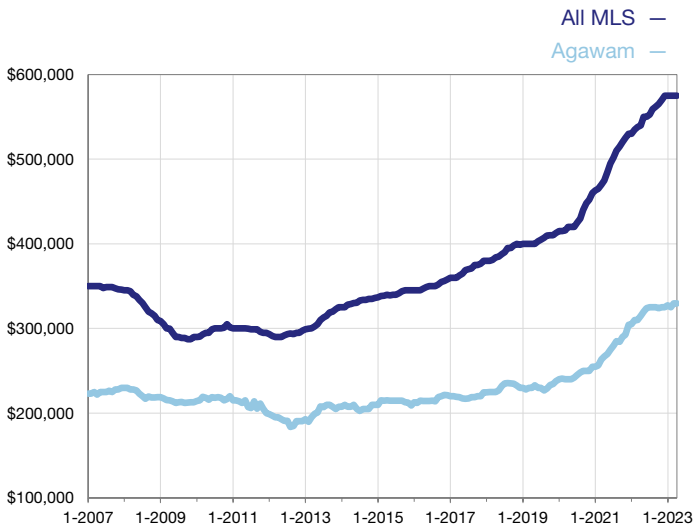
### Condominium Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	14	6	- 57.1%	39	25	- 35.9%
Closed Sales	12	7	- 41.7%	31	21	- 32.3%
Median Sales Price*	\$208,000	<b>\$260,000</b>	+ 25.0%	\$190,000	<b>\$243,000</b>	+ 27.9%
Inventory of Homes for Sale	12	7	- 41.7%	--	--	--
Months Supply of Inventory	1.4	1.0	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	21	65	+ 209.5%	23	45	+ 95.7%
Percent of Original List Price Received*	103.7%	<b>104.5%</b>	+ 0.8%	103.0%	<b>101.0%</b>	- 1.9%
New Listings	13	7	- 46.2%	46	25	- 45.7%

\* 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

