

# Local Market Update – April 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Chicopee

### Single-Family Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	22	34	+ 54.5%	105	104	- 1.0%
Closed Sales	26	29	+ 11.5%	90	90	0.0%
Median Sales Price*	\$265,000	\$289,900	+ 9.4%	\$265,000	\$275,000	+ 3.8%
Inventory of Homes for Sale	28	22	- 21.4%	--	--	--
Months Supply of Inventory	0.9	0.8	- 11.1%	--	--	--
Cumulative Days on Market Until Sale	28	46	+ 64.3%	31	41	+ 32.3%
Percent of Original List Price Received*	102.1%	101.9%	- 0.2%	102.1%	99.6%	- 2.4%
New Listings	26	28	+ 7.7%	118	101	- 14.4%

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

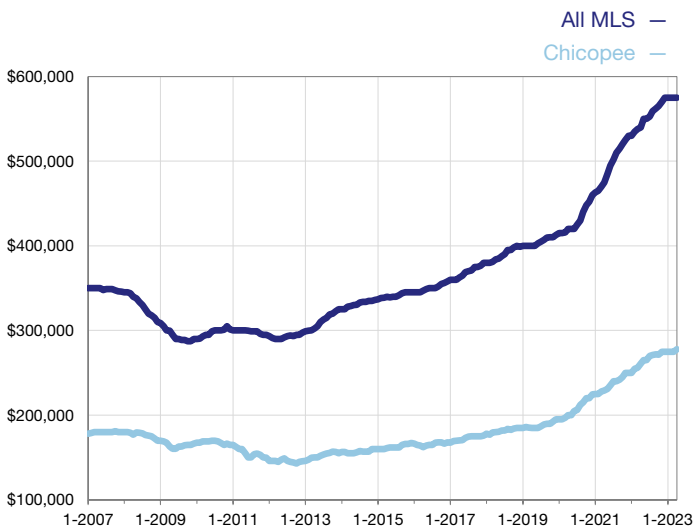
### Condominium Properties

Key Metrics	April			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	11	5	- 54.5%	49	22	- 55.1%
Closed Sales	15	2	- 86.7%	44	17	- 61.4%
Median Sales Price*	\$176,000	\$173,700	- 1.3%	\$184,000	\$190,000	+ 3.3%
Inventory of Homes for Sale	12	3	- 75.0%	--	--	--
Months Supply of Inventory	1.2	0.4	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	19	19	0.0%	23	27	+ 17.4%
Percent of Original List Price Received*	104.2%	98.3%	- 5.7%	101.9%	98.3%	- 3.5%
New Listings	11	3	- 72.7%	52	22	- 57.7%

\* 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

