

Local Market Update – May 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Longmeadow

Single-Family Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	33	27	- 18.2%	82	69	- 15.9%
Closed Sales	20	10	- 50.0%	58	43	- 25.9%
Median Sales Price*	\$507,500	\$487,500	- 3.9%	\$420,000	\$470,000	+ 11.9%
Inventory of Homes for Sale	31	18	- 41.9%	--	--	--
Months Supply of Inventory	1.5	1.1	- 26.7%	--	--	--
Cumulative Days on Market Until Sale	30	37	+ 23.3%	40	49	+ 22.5%
Percent of Original List Price Received*	104.4%	101.0%	- 3.3%	103.0%	97.9%	- 5.0%
New Listings	33	24	- 27.3%	106	79	- 25.5%

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

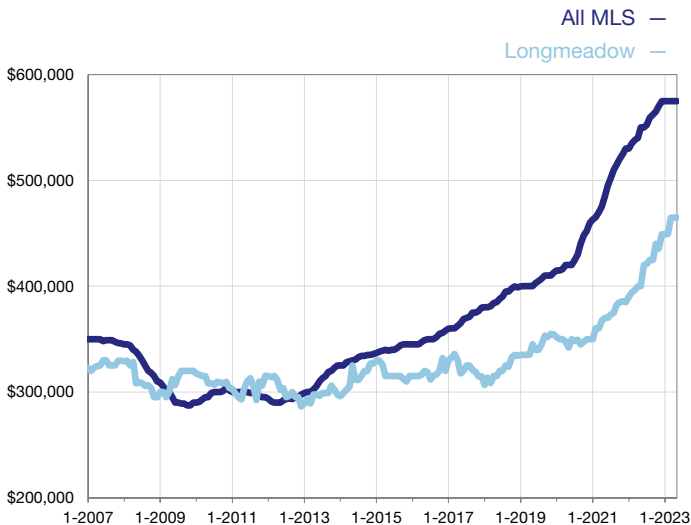
Condominium Properties

Key Metrics	May			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	1	--
Closed Sales	0	0	--	2	1	- 50.0%
Median Sales Price*	\$0	\$0	--	\$348,000	\$510,000	+ 46.6%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	21	80	+ 281.0%
Percent of Original List Price Received*	0.0%	0.0%	--	103.1%	97.1%	- 5.8%
New Listings	0	1	--	0	1	--

* 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

