

Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hatfield

Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	4	+ 300.0%	10	9	- 10.0%
Closed Sales	1	2	+ 100.0%	10	5	- 50.0%
Median Sales Price*	\$359,000	\$447,500	+ 24.7%	\$362,000	\$430,000	+ 18.8%
Inventory of Homes for Sale	4	2	- 50.0%	--	--	--
Months Supply of Inventory	2.4	0.8	- 66.7%	--	--	--
Cumulative Days on Market Until Sale	40	14	- 65.0%	54	23	- 57.4%
Percent of Original List Price Received*	102.6%	110.2%	+ 7.4%	94.1%	97.5%	+ 3.6%
New Listings	1	3	+ 200.0%	12	11	- 8.3%

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

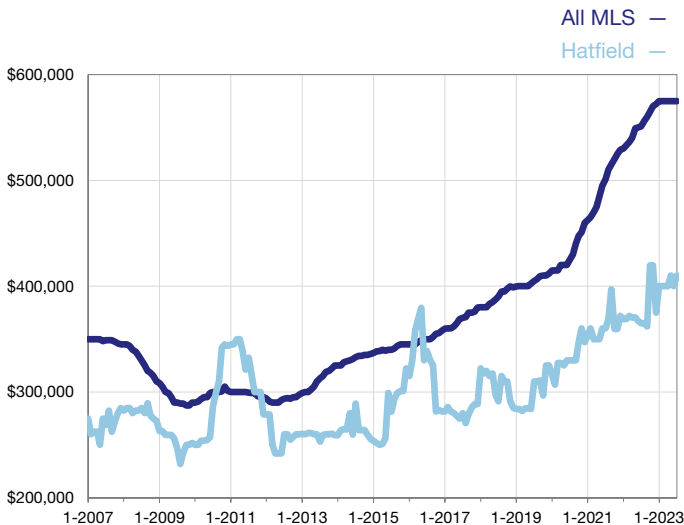
Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	2	8	+ 300.0%
Closed Sales	1	1	0.0%	2	6	+ 200.0%
Median Sales Price*	\$275,000	\$545,000	+ 98.2%	\$267,500	\$521,000	+ 94.8%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.8	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	7	131	+ 1,771.4%	7	87	+ 1,142.9%
Percent of Original List Price Received*	112.2%	103.8%	- 7.5%	115.2%	99.8%	- 13.4%
New Listings	0	0	--	3	1	- 66.7%

* 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

