

Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Longmeadow

Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	31	23	- 25.8%	136	109	- 19.9%
Closed Sales	24	25	+ 4.2%	113	94	- 16.8%
Median Sales Price*	\$435,500	\$591,000	+ 35.7%	\$465,000	\$485,875	+ 4.5%
Inventory of Homes for Sale	36	20	- 44.4%	--	--	--
Months Supply of Inventory	1.8	1.3	- 27.8%	--	--	--
Cumulative Days on Market Until Sale	27	22	- 18.5%	31	36	+ 16.1%
Percent of Original List Price Received*	102.5%	103.5%	+ 1.0%	103.4%	100.7%	- 2.6%
New Listings	35	23	- 34.3%	166	124	- 25.3%

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

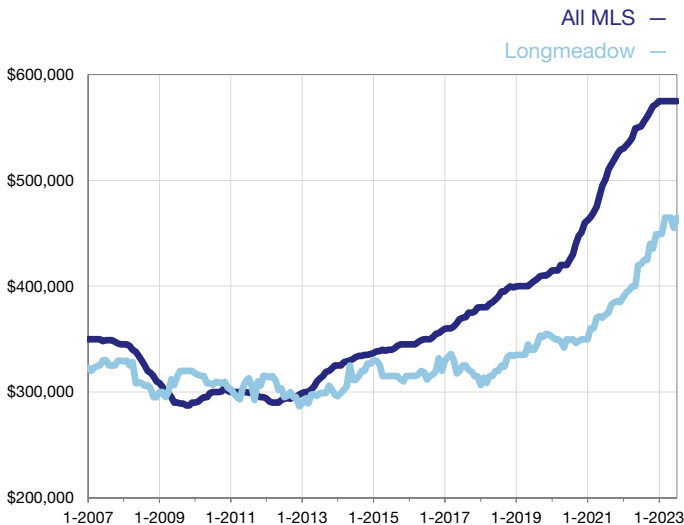
Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	2	--
Closed Sales	0	0	--	2	2	0.0%
Median Sales Price*	\$0	\$0	--	\$348,000	\$426,500	+ 22.6%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	21	56	+ 166.7%
Percent of Original List Price Received*	0.0%	0.0%	--	103.1%	94.3%	- 8.5%
New Listings	0	0	--	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

