

Local Market Update – July 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

West Stockbridge

Single-Family Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	1	- 66.7%	18	9	- 50.0%
Closed Sales	3	2	- 33.3%	12	6	- 50.0%
Median Sales Price*	\$1,700,000	\$586,000	- 65.5%	\$577,250	\$550,000	- 4.7%
Inventory of Homes for Sale	7	8	+ 14.3%	--	--	--
Months Supply of Inventory	2.6	3.3	+ 26.9%	--	--	--
Cumulative Days on Market Until Sale	217	91	- 58.1%	140	64	- 54.3%
Percent of Original List Price Received*	102.5%	94.6%	- 7.7%	97.2%	99.7%	+ 2.6%
New Listings	3	5	+ 66.7%	21	16	- 23.8%

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

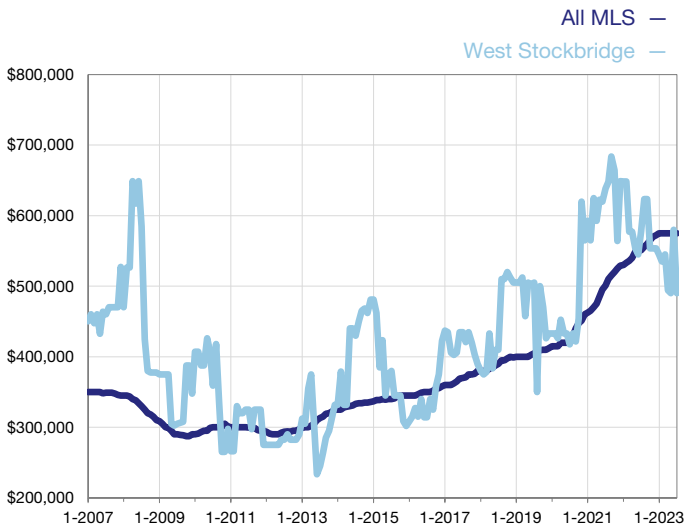
Condominium Properties

Key Metrics	July			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	0	--	0	0	--

* 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

