

Local Market Update – August 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Hatfield

Single-Family Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	4	2	- 50.0%	14	11	- 21.4%
Closed Sales	2	3	+ 50.0%	12	8	- 33.3%
Median Sales Price*	\$659,500	\$415,000	- 37.1%	\$392,500	\$422,500	+ 7.6%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--
Months Supply of Inventory	2.2	0.4	- 81.8%	--	--	--
Cumulative Days on Market Until Sale	21	26	+ 23.8%	49	24	- 51.0%
Percent of Original List Price Received*	105.1%	97.8%	- 6.9%	95.9%	97.6%	+ 1.8%
New Listings	4	1	- 75.0%	16	12	- 25.0%

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

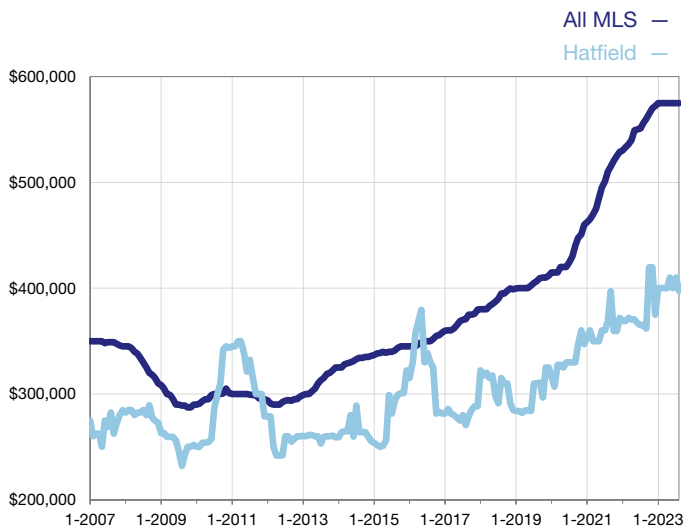
Condominium Properties

Key Metrics	August			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	0	1	--	2	9	+ 350.0%
Closed Sales	0	1	--	2	7	+ 250.0%
Median Sales Price*	\$0	\$535,000	--	\$267,500	\$527,000	+ 97.0%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.8	0.7	- 12.5%	--	--	--
Cumulative Days on Market Until Sale	0	105	--	7	90	+ 1,185.7%
Percent of Original List Price Received*	0.0%	100.0%	--	115.2%	99.8%	- 13.4%
New Listings	0	2	--	3	3	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

