

# Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Holyoke

### Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	16	13	- 18.8%	152	101	- 33.6%
Closed Sales	16	12	- 25.0%	152	100	- 34.2%
Median Sales Price*	\$276,000	<b>\$316,750</b>	+ 14.8%	\$272,000	<b>\$294,500</b>	+ 8.3%
Inventory of Homes for Sale	35	10	- 71.4%	--	--	--
Months Supply of Inventory	2.0	0.8	- 60.0%	--	--	--
Cumulative Days on Market Until Sale	33	21	- 36.4%	33	38	+ 15.2%
Percent of Original List Price Received*	100.4%	<b>108.3%</b>	+ 7.9%	102.5%	<b>100.9%</b>	- 1.6%
New Listings	16	10	- 37.5%	178	112	- 37.1%

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

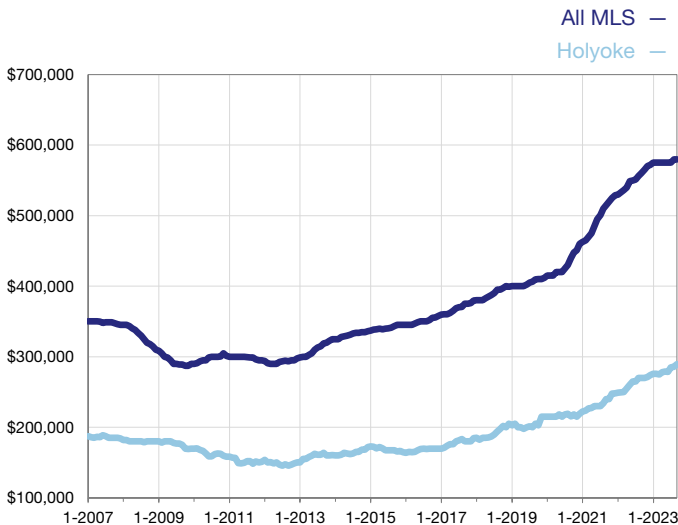
### Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	3	1	- 66.7%	27	13	- 51.9%
Closed Sales	1	1	0.0%	45	13	- 71.1%
Median Sales Price*	\$177,200	<b>\$164,700</b>	- 7.1%	\$143,000	<b>\$145,000</b>	+ 1.4%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--
Months Supply of Inventory	1.2	0.6	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	21	20	- 4.8%	25	28	+ 12.0%
Percent of Original List Price Received*	110.8%	<b>89.0%</b>	- 19.7%	99.7%	<b>99.2%</b>	- 0.5%
New Listings	2	0	- 100.0%	24	13	- 45.8%

\* 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

