

Local Market Update – September 2023

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Longmeadow

Single-Family Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	17	17	0.0%	172	147	- 14.5%
Closed Sales	22	24	+ 9.1%	165	140	- 15.2%
Median Sales Price*	\$442,500	\$399,500	- 9.7%	\$465,000	\$480,000	+ 3.2%
Inventory of Homes for Sale	34	20	- 41.2%	--	--	--
Months Supply of Inventory	1.8	1.3	- 27.8%	--	--	--
Cumulative Days on Market Until Sale	29	27	- 6.9%	29	34	+ 17.2%
Percent of Original List Price Received*	100.6%	102.2%	+ 1.6%	102.6%	100.7%	- 1.9%
New Listings	27	20	- 25.9%	205	167	- 18.5%

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

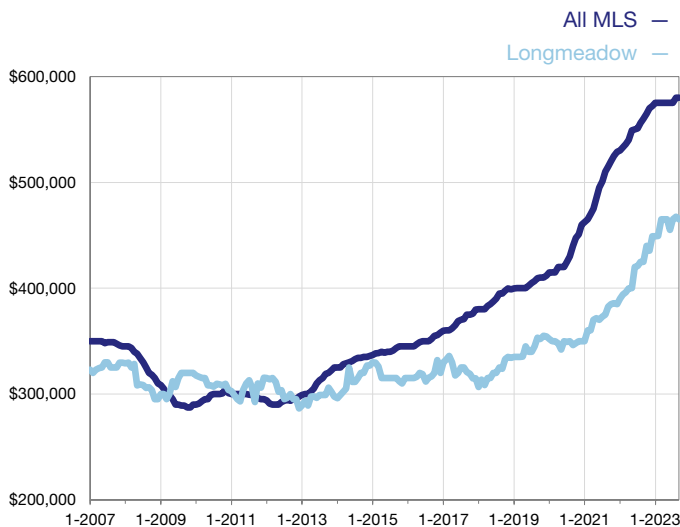
Condominium Properties

Key Metrics	September			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
Pending Sales	1	1	0.0%	1	3	+ 200.0%
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	1	0	- 100.0%	1	2	+ 100.0%

* 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

