

# Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Chicopee

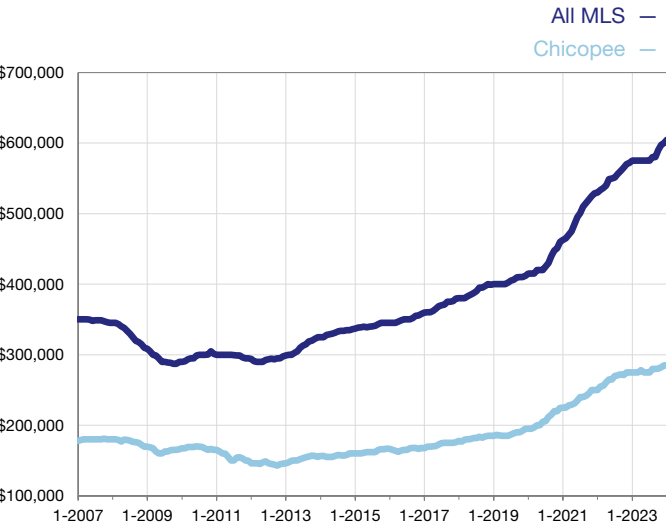
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	23	26	+ 13.0%	23	26	+ 13.0%
Closed Sales	19	26	+ 36.8%	19	26	+ 36.8%
Median Sales Price*	\$256,500	\$265,750	+ 3.6%	\$256,500	\$265,750	+ 3.6%
Inventory of Homes for Sale	30	21	- 30.0%	--	--	--
Months Supply of Inventory	1.1	0.8	- 27.3%	--	--	--
Cumulative Days on Market Until Sale	42	31	- 26.2%	42	31	- 26.2%
Percent of Original List Price Received*	98.2%	101.8%	+ 3.7%	98.2%	101.8%	+ 3.7%
New Listings	26	27	+ 3.8%	26	27	+ 3.8%

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

Condominium Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	6	- 14.3%	7	6	- 14.3%
Closed Sales	3	5	+ 66.7%	3	5	+ 66.7%
Median Sales Price*	\$170,000	\$207,500	+ 22.1%	\$170,000	\$207,500	+ 22.1%
Inventory of Homes for Sale	7	4	- 42.9%	--	--	--
Months Supply of Inventory	0.7	0.6	- 14.3%	--	--	--
Cumulative Days on Market Until Sale	33	28	- 15.2%	33	28	- 15.2%
Percent of Original List Price Received*	95.3%	103.3%	+ 8.4%	95.3%	103.3%	+ 8.4%
New Listings	8	4	- 50.0%	8	4	- 50.0%

\* 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

