

Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

South Hadley

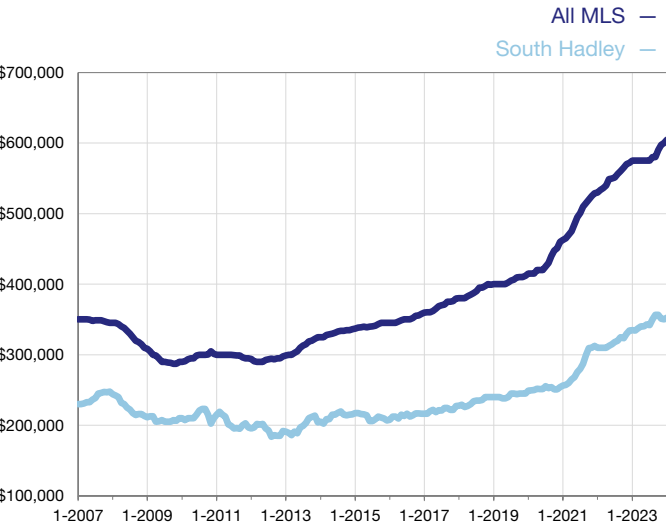
Single-Family Properties	January			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	9	+ 80.0%	5	9	+ 80.0%
Closed Sales	6	6	0.0%	6	6	0.0%
Median Sales Price*	\$311,450	\$407,000	+ 30.7%	\$311,450	\$407,000	+ 30.7%
Inventory of Homes for Sale	19	11	- 42.1%	--	--	--
Months Supply of Inventory	1.7	1.0	- 41.2%	--	--	--
Cumulative Days on Market Until Sale	39	42	+ 7.7%	39	42	+ 7.7%
Percent of Original List Price Received*	93.0%	100.3%	+ 7.8%	93.0%	100.3%	+ 7.8%
New Listings	7	9	+ 28.6%	7	9	+ 28.6%

* 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	3	5	+ 66.7%	3	5	+ 66.7%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Median Sales Price*	\$300,000	\$0	- 100.0%	\$300,000	\$0	- 100.0%
Inventory of Homes for Sale	14	5	- 64.3%	--	--	--
Months Supply of Inventory	3.7	1.3	- 64.9%	--	--	--
Cumulative Days on Market Until Sale	21	0	- 100.0%	21	0	- 100.0%
Percent of Original List Price Received*	100.0%	0.0%	- 100.0%	100.0%	0.0%	- 100.0%
New Listings	3	3	0.0%	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

