

Local Market Update – February 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Easthampton

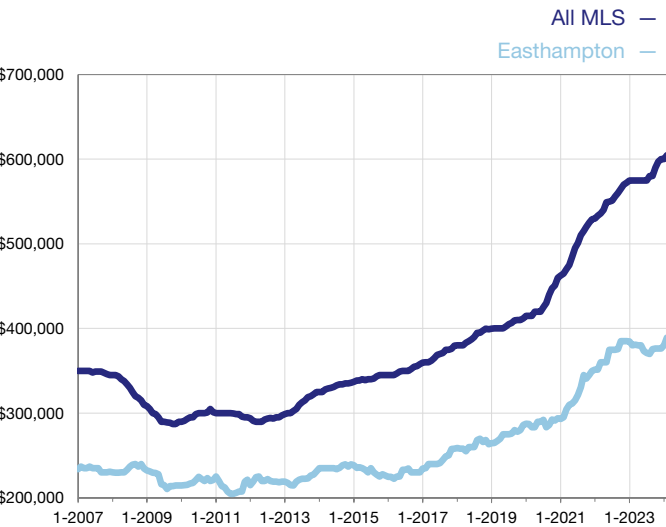
Single-Family Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	6	6	0.0%	10	10	0.0%
Closed Sales	5	2	- 60.0%	11	10	- 9.1%
Median Sales Price*	\$309,900	\$371,000	+ 19.7%	\$325,100	\$374,700	+ 15.3%
Inventory of Homes for Sale	4	7	+ 75.0%	--	--	--
Months Supply of Inventory	0.5	0.9	+ 80.0%	--	--	--
Cumulative Days on Market Until Sale	19	35	+ 84.2%	17	36	+ 111.8%
Percent of Original List Price Received*	104.2%	99.0%	- 5.0%	105.9%	100.0%	- 5.6%
New Listings	4	2	- 50.0%	10	5	- 50.0%

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

Condominium Properties	February			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	1	- 66.7%	5	3	- 40.0%
Closed Sales	2	2	0.0%	2	3	+ 50.0%
Median Sales Price*	\$373,700	\$385,000	+ 3.0%	\$373,700	\$295,000	- 21.1%
Inventory of Homes for Sale	7	0	- 100.0%	--	--	--
Months Supply of Inventory	2.6	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	18	108	+ 500.0%	18	87	+ 383.3%
Percent of Original List Price Received*	98.3%	97.5%	- 0.8%	98.3%	101.0%	+ 2.7%
New Listings	1	1	0.0%	3	1	- 66.7%

* 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

