

# Local Market Update – March 2024

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## Great Barrington

### Single-Family Properties

| Key Metrics                              | March     |                  |          | Year to Date |                  |         |
|--|-----------|------------------|----------|--------------|------------------|---------|
|  | 2023      | 2024             | + / -    | 2023         | 2024             | + / -   |
| Pending Sales                            | 8         | 7                | - 12.5%  | 12           | 14               | + 16.7% |
| Closed Sales                             | 1         | 4                | + 300.0% | 8            | 9                | + 12.5% |
| Median Sales Price*                      | \$335,000 | <b>\$535,000</b> | + 59.7%  | \$421,500    | <b>\$560,000</b> | + 32.9% |
| Inventory of Homes for Sale              | 21        | 27               | + 28.6%  | --           | --               | --      |
| Months Supply of Inventory               | 3.1       | 6.1              | + 96.8%  | --           | --               | --      |
| Cumulative Days on Market Until Sale     | 116       | 139              | + 19.8%  | 92           | 106              | + 15.2% |
| Percent of Original List Price Received* | 84.0%     | 92.2%            | + 9.8%   | 92.9%        | 94.7%            | + 1.9%  |
| New Listings                             | 6         | 6                | 0.0%     | 17           | 19               | + 11.8% |

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

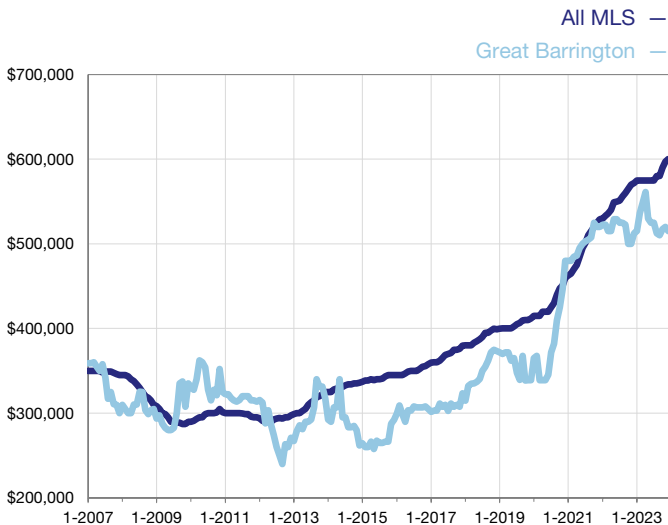
### Condominium Properties

| Key Metrics                              | March     |            |          | Year to Date |                  |          |
|--|-----------|------------|----------|--------------|------------------|----------|
|  | 2023      | 2024       | + / -    | 2023         | 2024             | + / -    |
| Pending Sales                            | 0         | 0          | --       | 1            | 2                | + 100.0% |
| Closed Sales                             | 1         | 0          | - 100.0% | 2            | 2                | 0.0%     |
| Median Sales Price*                      | \$500,000 | <b>\$0</b> | - 100.0% | \$380,625    | <b>\$580,000</b> | + 52.4%  |
| Inventory of Homes for Sale              | 1         | 3          | + 200.0% | --           | --               | --       |
| Months Supply of Inventory               | 0.7       | 1.5        | + 114.3% | --           | --               | --       |
| Cumulative Days on Market Until Sale     | 191       | 0          | - 100.0% | 148          | 20               | - 86.5%  |
| Percent of Original List Price Received* | 90.9%     | 0.0%       | - 100.0% | 87.7%        | 99.6%            | + 13.6%  |
| New Listings                             | 0         | 0          | --       | 0            | 3                | --       |

\* 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

