

Northampton

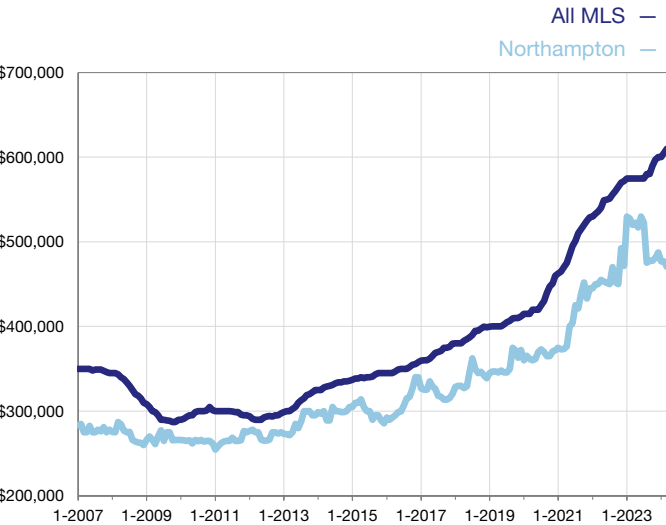
Single-Family Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	11	14	+ 27.3%	22	25	+ 13.6%
Closed Sales	6	8	+ 33.3%	23	19	- 17.4%
Median Sales Price*	\$408,450	\$395,000	- 3.3%	\$475,000	\$420,000	- 11.6%
Inventory of Homes for Sale	11	7	- 36.4%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	38	60	+ 57.9%	42	40	- 4.8%
Percent of Original List Price Received*	103.6%	96.1%	- 7.2%	100.0%	100.6%	+ 0.6%
New Listings	12	9	- 25.0%	24	27	+ 12.5%

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

Condominium Properties	March			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	9	7	- 22.2%	18	14	- 22.2%
Closed Sales	7	5	- 28.6%	14	14	0.0%
Median Sales Price*	\$280,000	\$430,000	+ 53.6%	\$290,000	\$400,000	+ 37.9%
Inventory of Homes for Sale	20	8	- 60.0%	--	--	--
Months Supply of Inventory	2.5	1.2	- 52.0%	--	--	--
Cumulative Days on Market Until Sale	77	156	+ 102.6%	51	85	+ 66.7%
Percent of Original List Price Received*	105.3%	100.0%	- 5.0%	102.8%	99.3%	- 3.4%
New Listings	11	5	- 54.5%	24	18	- 25.0%

* 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

