

North Adams

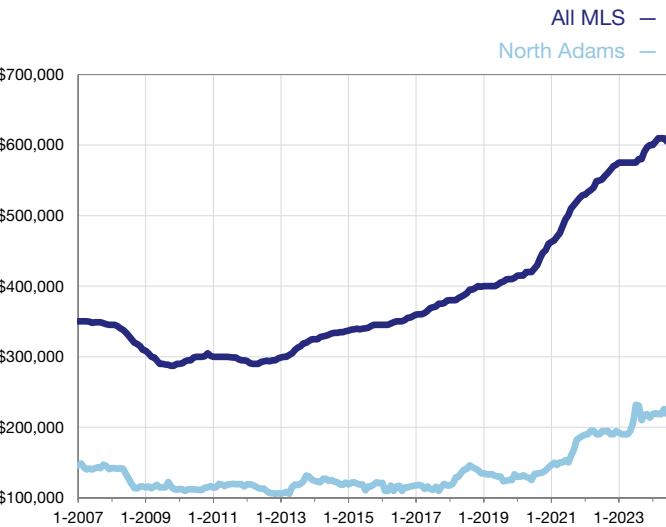
Single-Family Properties	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	14	9	- 35.7%	45	42	- 6.7%
Closed Sales	12	3	- 75.0%	36	43	+ 19.4%
Median Sales Price*	\$238,500	\$230,000	- 3.6%	\$190,750	\$235,000	+ 23.2%
Inventory of Homes for Sale	10	22	+ 120.0%	--	--	--
Months Supply of Inventory	1.3	3.2	+ 146.2%	--	--	--
Cumulative Days on Market Until Sale	88	46	- 47.7%	88	85	- 3.4%
Percent of Original List Price Received*	101.0%	90.5%	- 10.4%	97.0%	96.7%	- 0.3%
New Listings	8	16	+ 100.0%	49	56	+ 14.3%

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

Condominium Properties	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	3	1	- 66.7%	4	5	+ 25.0%
Closed Sales	2	0	- 100.0%	2	4	+ 100.0%
Median Sales Price*	\$207,500	\$0	- 100.0%	\$207,500	\$116,000	- 44.1%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.0	0.9	- 10.0%	--	--	--
Cumulative Days on Market Until Sale	63	0	- 100.0%	63	64	+ 1.6%
Percent of Original List Price Received*	101.8%	0.0%	- 100.0%	101.8%	101.8%	0.0%
New Listings	1	1	0.0%	4	6	+ 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

