

Northampton

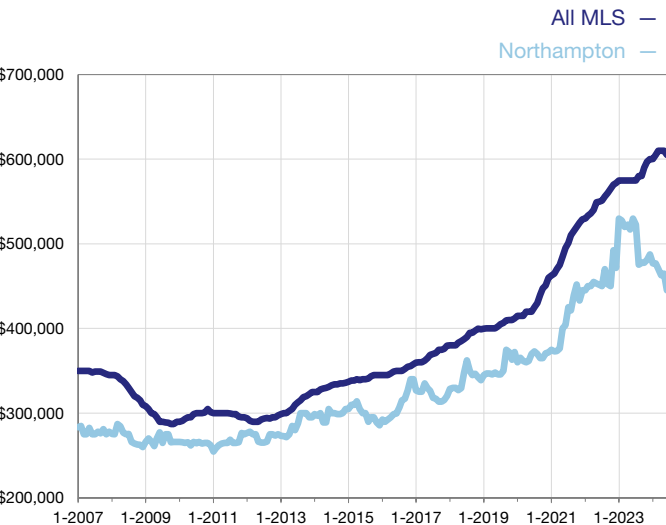
Single-Family Properties	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	21	20	- 4.8%	74	71	- 4.1%
Closed Sales	15	19	+ 26.7%	54	55	+ 1.9%
Median Sales Price*	\$675,000	\$705,000	+ 4.4%	\$530,000	\$500,000	- 5.7%
Inventory of Homes for Sale	18	23	+ 27.8%	--	--	--
Months Supply of Inventory	1.5	2.0	+ 33.3%	--	--	--
Cumulative Days on Market Until Sale	49	21	- 57.1%	44	27	- 38.6%
Percent of Original List Price Received*	99.0%	106.7%	+ 7.8%	99.8%	105.0%	+ 5.2%
New Listings	24	25	+ 4.2%	85	91	+ 7.1%

* 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	6	12	+ 100.0%	42	42	0.0%
Closed Sales	16	10	- 37.5%	40	38	- 5.0%
Median Sales Price*	\$350,000	\$367,250	+ 4.9%	\$302,500	\$378,250	+ 25.0%
Inventory of Homes for Sale	16	10	- 37.5%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	70	26	- 62.9%	51	72	+ 41.2%
Percent of Original List Price Received*	103.3%	103.3%	0.0%	104.7%	101.6%	- 3.0%
New Listings	8	13	+ 62.5%	52	49	- 5.8%

* 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

