

# Local Market Update – June 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## West Springfield

### Single-Family Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	13	16	+ 23.1%	80	81	+ 1.3%
Closed Sales	18	7	- 61.1%	63	78	+ 23.8%
Median Sales Price*	\$372,500	<b>\$310,000</b>	- 16.8%	\$325,000	<b>\$303,500</b>	- 6.6%
Inventory of Homes for Sale	24	14	- 41.7%	--	--	--
Months Supply of Inventory	1.8	0.9	- 50.0%	--	--	--
Cumulative Days on Market Until Sale	25	32	+ 28.0%	35	40	+ 14.3%
Percent of Original List Price Received*	105.6%	<b>103.7%</b>	- 1.8%	101.3%	<b>100.4%</b>	- 0.9%
New Listings	16	14	- 12.5%	99	88	- 11.1%

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

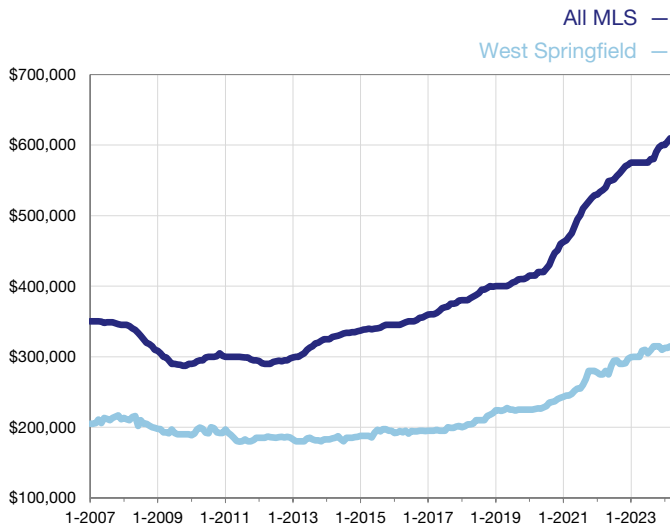
### Condominium Properties

Key Metrics	June			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	4	8	+ 100.0%	21	28	+ 33.3%
Closed Sales	6	5	- 16.7%	21	22	+ 4.8%
Median Sales Price*	\$142,500	<b>\$435,000</b>	+ 205.3%	\$130,000	<b>\$158,000</b>	+ 21.5%
Inventory of Homes for Sale	5	7	+ 40.0%	--	--	--
Months Supply of Inventory	1.4	1.8	+ 28.6%	--	--	--
Cumulative Days on Market Until Sale	86	24	- 72.1%	42	35	- 16.7%
Percent of Original List Price Received*	100.8%	<b>97.9%</b>	- 2.9%	100.4%	<b>97.0%</b>	- 3.4%
New Listings	2	5	+ 150.0%	24	37	+ 54.2%

\* 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

