

East Longmeadow

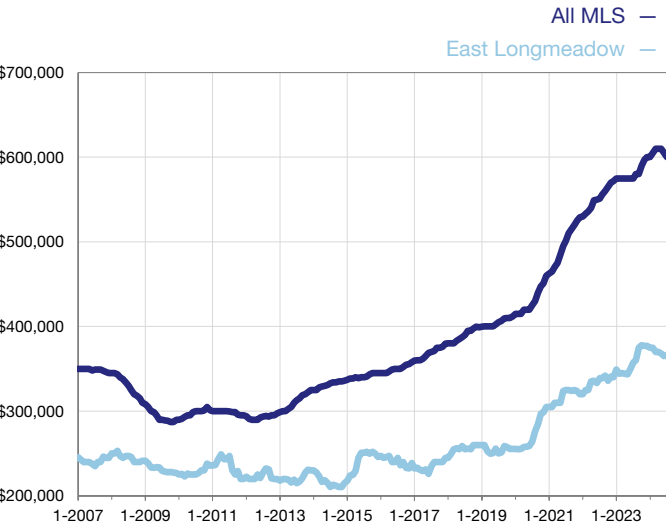
Single-Family Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	18	25	+ 38.9%	99	98	- 1.0%
Closed Sales	23	15	- 34.8%	88	77	- 12.5%
Median Sales Price*	\$364,400	\$315,000	- 13.6%	\$379,000	\$369,900	- 2.4%
Inventory of Homes for Sale	13	20	+ 53.8%	--	--	--
Months Supply of Inventory	0.9	1.6	+ 77.8%	--	--	--
Cumulative Days on Market Until Sale	30	22	- 26.7%	36	27	- 25.0%
Percent of Original List Price Received*	100.1%	102.6%	+ 2.5%	100.3%	101.4%	+ 1.1%
New Listings	13	24	+ 84.6%	108	116	+ 7.4%

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

Condominium Properties	July			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	1	0.0%	4	4	0.0%
Closed Sales	1	0	- 100.0%	3	2	- 33.3%
Median Sales Price*	\$589,000	\$0	- 100.0%	\$505,000	\$616,500	+ 22.1%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--
Cumulative Days on Market Until Sale	45	0	- 100.0%	166	17	- 89.8%
Percent of Original List Price Received*	98.3%	0.0%	- 100.0%	91.3%	97.7%	+ 7.0%
New Listings	0	1	--	3	5	+ 66.7%

* 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

