

Local Market Update – August 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Bernardston

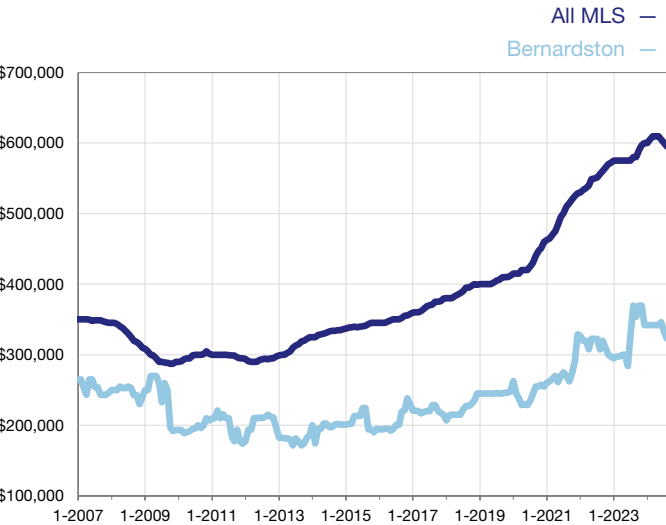
Single-Family Properties				August			Year to Date		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				1	1	0.0%	10	8	- 20.0%
Closed Sales				1	2	+ 100.0%	8	6	- 25.0%
Median Sales Price*				\$410,000	\$465,000	+ 13.4%	\$390,000	\$390,000	0.0%
Inventory of Homes for Sale				2	5	+ 150.0%	--	--	--
Months Supply of Inventory				1.2	3.9	+ 225.0%	--	--	--
Cumulative Days on Market Until Sale				20	13	- 35.0%	74	46	- 37.8%
Percent of Original List Price Received*				117.2%	101.2%	- 13.7%	101.0%	93.3%	- 7.6%
New Listings				0	1	--	9	9	0.0%

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

Condominium Properties				August			Year to Date		
Key Metrics				2023	2024	+ / -	2023	2024	+ / -
Pending Sales				0	0	--	0	0	--
Closed Sales				0	0	--	0	0	--
Median Sales Price*				\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale				0	0	--	--	--	--
Months Supply of Inventory				0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale				0	0	--	0	0	--
Percent of Original List Price Received*				0.0%	0.0%	--	0.0%	0.0%	--
New Listings				0	0	--	0	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

