

Local Market Update – August 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Holyoke

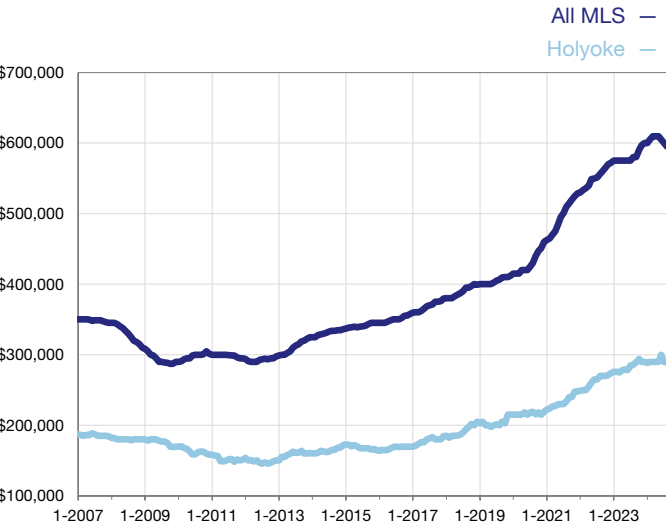
| Single-Family Properties | August | | | Year to Date | | |
|--|-----------|-----------|---------|--------------|-----------|---------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 13 | 22 | + 69.2% | 87 | 106 | + 21.8% |
| Closed Sales | 10 | 11 | + 10.0% | 88 | 99 | + 12.5% |
| Median Sales Price* | \$308,250 | \$283,000 | - 8.2% | \$290,000 | \$285,000 | - 1.7% |
| Inventory of Homes for Sale | 16 | 10 | - 37.5% | -- | -- | -- |
| Months Supply of Inventory | 1.2 | 0.8 | - 33.3% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 24 | 29 | + 20.8% | 40 | 23 | - 42.5% |
| Percent of Original List Price Received* | 105.5% | 102.8% | - 2.6% | 99.9% | 104.0% | + 4.1% |
| New Listings | 15 | 20 | + 33.3% | 102 | 119 | + 16.7% |

* 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 | | |
|--|--------|-----------|---------|--------------|-----------|----------|
| | 2023 | 2024 | + / - | 2023 | 2024 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 1 | 1 | 0.0% | 12 | 26 | + 116.7% |
| Closed Sales | 0 | 4 | -- | 12 | 20 | + 66.7% |
| Median Sales Price* | \$0 | \$217,500 | -- | \$142,500 | \$174,950 | + 22.8% |
| Inventory of Homes for Sale | 2 | 3 | + 50.0% | -- | -- | -- |
| Months Supply of Inventory | 1.0 | 0.9 | - 10.0% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 15 | -- | 28 | 22 | - 21.4% |
| Percent of Original List Price Received* | 0.0% | 98.6% | -- | 100.0% | 101.5% | + 1.5% |
| New Listings | 2 | 3 | + 50.0% | 13 | 31 | + 138.5% |

* 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

