

# Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Chicopee

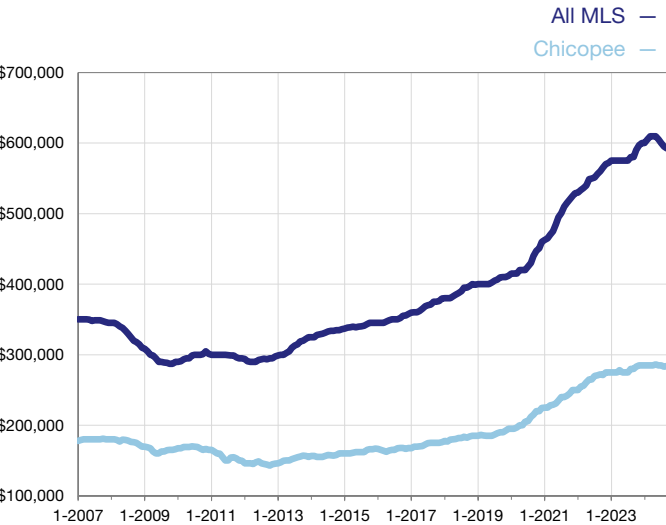
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	22	39	+ 77.3%	228	250	+ 9.6%
Closed Sales	25	32	+ 28.0%	224	233	+ 4.0%
Median Sales Price*	\$281,000	\$324,000	+ 15.3%	\$285,000	\$305,000	+ 7.0%
Inventory of Homes for Sale	37	26	- 29.7%	--	--	--
Months Supply of Inventory	1.5	1.0	- 33.3%	--	--	--
Cumulative Days on Market Until Sale	21	34	+ 61.9%	31	27	- 12.9%
Percent of Original List Price Received*	104.9%	100.4%	- 4.3%	101.9%	102.7%	+ 0.8%
New Listings	27	32	+ 18.5%	247	277	+ 12.1%

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

Condominium Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	9	+ 80.0%	58	65	+ 12.1%
Closed Sales	5	8	+ 60.0%	53	59	+ 11.3%
Median Sales Price*	\$200,000	\$210,250	+ 5.1%	\$208,000	\$210,000	+ 1.0%
Inventory of Homes for Sale	13	7	- 46.2%	--	--	--
Months Supply of Inventory	2.1	1.0	- 52.4%	--	--	--
Cumulative Days on Market Until Sale	22	20	- 9.1%	22	26	+ 18.2%
Percent of Original List Price Received*	107.1%	101.7%	- 5.0%	101.7%	102.4%	+ 0.7%
New Listings	12	12	0.0%	67	68	+ 1.5%

\* 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

