

Local Market Update – September 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Longmeadow

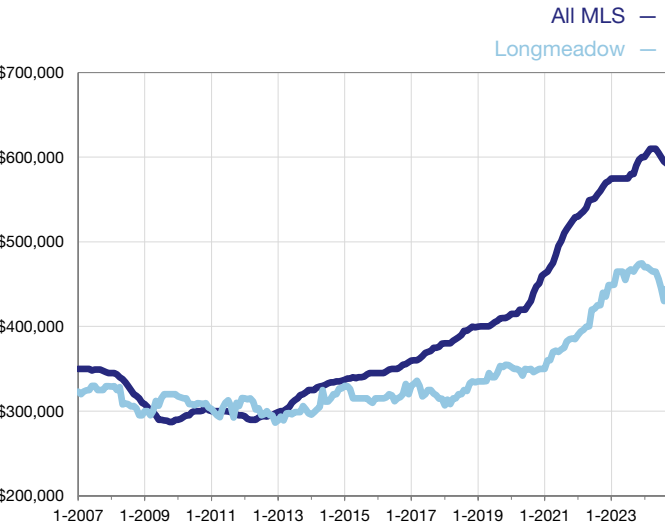
Single-Family Properties	September			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	14	23	+ 64.3%	142	167	+ 17.6%
Closed Sales	24	16	- 33.3%	140	152	+ 8.6%
Median Sales Price*	\$399,500	\$550,000	+ 37.7%	\$480,000	\$485,000	+ 1.0%
Inventory of Homes for Sale	29	25	- 13.8%	--	--	--
Months Supply of Inventory	1.9	1.4	- 26.3%	--	--	--
Cumulative Days on Market Until Sale	27	23	- 14.8%	34	30	- 11.8%
Percent of Original List Price Received*	102.2%	101.7%	- 0.5%	100.7%	101.6%	+ 0.9%
New Listings	22	24	+ 9.1%	169	183	+ 8.3%

* 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	1	0	- 100.0%	3	1	- 66.7%
Closed Sales	0	1	--	2	1	- 50.0%
Median Sales Price*	\$0	\$410,000	--	\$426,500	\$410,000	- 3.9%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	11	--	56	11	- 80.4%
Percent of Original List Price Received*	0.0%	106.5%	--	94.3%	106.5%	+ 12.9%
New Listings	0	0	--	2	1	- 50.0%

* 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

