

# Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Holyoke

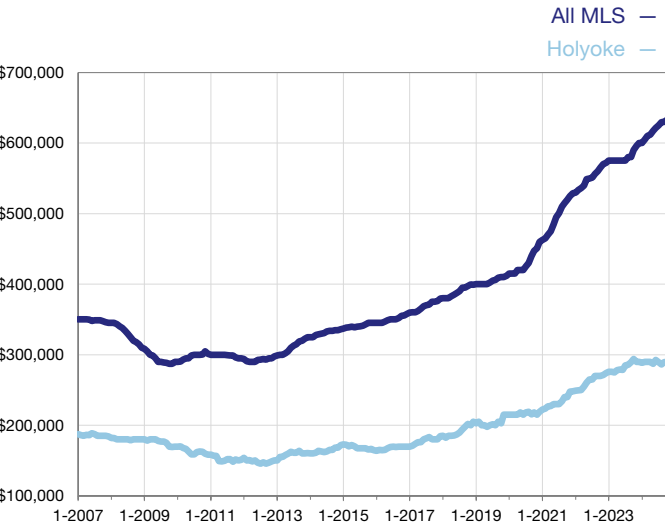
Single-Family Properties	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	10	19	+ 90.0%	106	135	+ 27.4%
Closed Sales	8	15	+ 87.5%	108	129	+ 19.4%
Median Sales Price*	\$323,500	\$316,500	- 2.2%	\$297,500	\$300,000	+ 0.8%
Inventory of Homes for Sale	20	23	+ 15.0%	--	--	--
Months Supply of Inventory	1.8	1.7	- 5.6%	--	--	--
Cumulative Days on Market Until Sale	28	31	+ 10.7%	37	24	- 35.1%
Percent of Original List Price Received*	104.2%	103.8%	- 0.4%	101.1%	103.8%	+ 2.7%
New Listings	17	25	+ 47.1%	128	162	+ 26.6%

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

Condominium Properties	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	2	4	+ 100.0%	15	31	+ 106.7%
Closed Sales	1	9	+ 800.0%	14	29	+ 107.1%
Median Sales Price*	\$158,000	\$83,000	- 47.5%	\$147,500	\$163,000	+ 10.5%
Inventory of Homes for Sale	1	5	+ 400.0%	--	--	--
Months Supply of Inventory	0.6	1.3	+ 116.7%	--	--	--
Cumulative Days on Market Until Sale	22	52	+ 136.4%	27	31	+ 14.8%
Percent of Original List Price Received*	105.3%	82.6%	- 21.6%	99.6%	95.7%	- 3.9%
New Listings	2	2	0.0%	15	40	+ 166.7%

\* 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

