

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Longmeadow

Single-Family Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	15	31	+ 106.7%	157	194	+ 23.6%
Closed Sales	11	22	+ 100.0%	151	174	+ 15.2%
Median Sales Price*	\$500,000	\$516,000	+ 3.2%	\$485,000	\$490,000	+ 1.0%
Inventory of Homes for Sale	26	14	- 46.2%	--	--	--
Months Supply of Inventory	1.7	0.8	- 52.9%	--	--	--
Cumulative Days on Market Until Sale	30	39	+ 30.0%	34	31	- 8.8%
Percent of Original List Price Received*	102.5%	100.2%	- 2.2%	100.9%	101.5%	+ 0.6%
New Listings	12	19	+ 58.3%	181	202	+ 11.6%

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

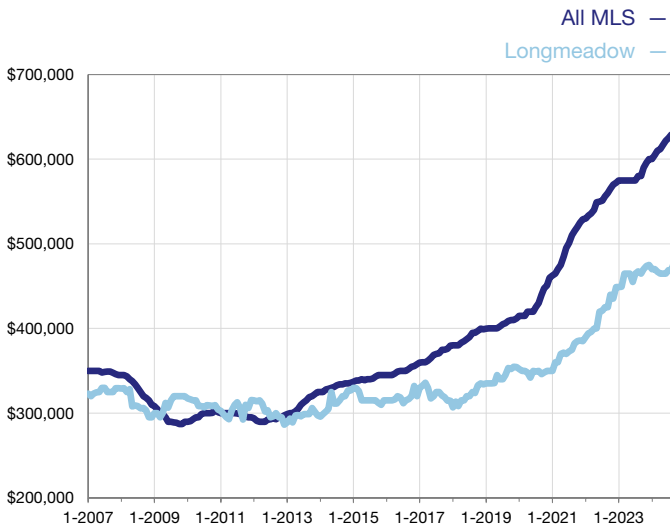
Condominium Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	0	--	3	1	- 66.7%
Closed Sales	0	0	--	2	1	- 50.0%
Median Sales Price*	\$0	\$0	--	\$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	0	--	56	11	- 80.4%
Percent of Original List Price Received*	0.0%	0.0%	--	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

