

Local Market Update – October 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

West Stockbridge

Single-Family Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	3	2	- 33.3%	17	12	- 29.4%
Closed Sales	1	4	+ 300.0%	13	12	- 7.7%
Median Sales Price*	\$385,000	\$572,500	+ 48.7%	\$695,000	\$622,500	- 10.4%
Inventory of Homes for Sale	9	14	+ 55.6%	--	--	--
Months Supply of Inventory	3.6	9.0	+ 150.0%	--	--	--
Cumulative Days on Market Until Sale	157	96	- 38.9%	63	175	+ 177.8%
Percent of Original List Price Received*	82.1%	103.2%	+ 25.7%	100.8%	97.3%	- 3.5%
New Listings	5	2	- 60.0%	25	24	- 4.0%

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

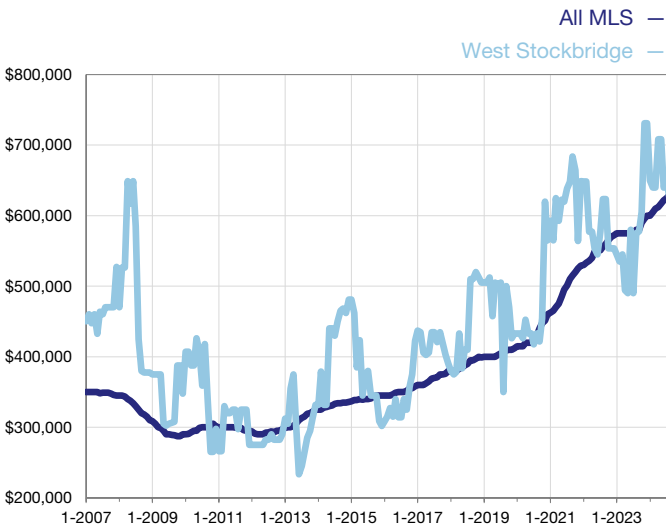
Condominium Properties

Key Metrics	October			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Pending Sales	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
New Listings	0	0	--	0	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

