

# Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Greenfield

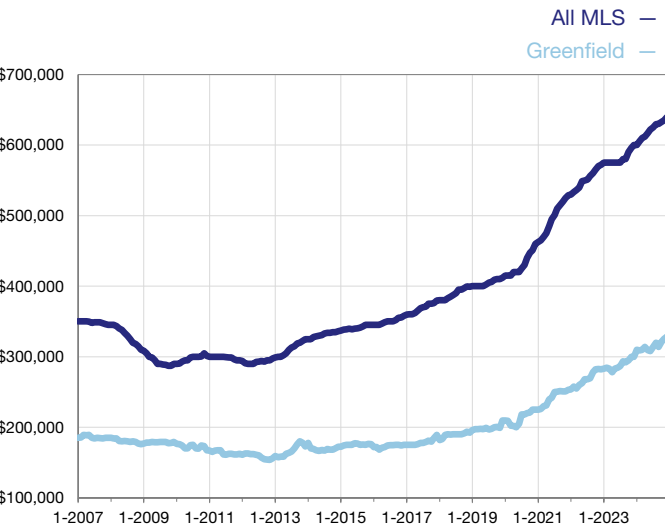
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	5	+ 25.0%	117	88	- 24.8%
Closed Sales	7	7	0.0%	121	86	- 28.9%
Median Sales Price*	\$225,000	\$338,000	+ 50.2%	\$300,000	\$328,500	+ 9.5%
Inventory of Homes for Sale	20	11	- 45.0%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--
Cumulative Days on Market Until Sale	28	31	+ 10.7%	32	39	+ 21.9%
Percent of Original List Price Received*	96.3%	99.9%	+ 3.7%	101.5%	99.8%	- 1.7%
New Listings	7	5	- 28.6%	132	88	- 33.3%

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

Condominium Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	1	2	+ 100.0%	12	22	+ 83.3%
Closed Sales	3	2	- 33.3%	12	20	+ 66.7%
Median Sales Price*	\$205,000	\$203,559	- 0.7%	\$216,000	\$213,500	- 1.2%
Inventory of Homes for Sale	0	3	--	--	--	--
Months Supply of Inventory	0.0	1.4	--	--	--	--
Cumulative Days on Market Until Sale	9	53	+ 488.9%	12	27	+ 125.0%
Percent of Original List Price Received*	106.0%	93.1%	- 12.2%	106.5%	101.5%	- 4.7%
New Listings	1	2	+ 100.0%	13	25	+ 92.3%

\* 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

