

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Adams

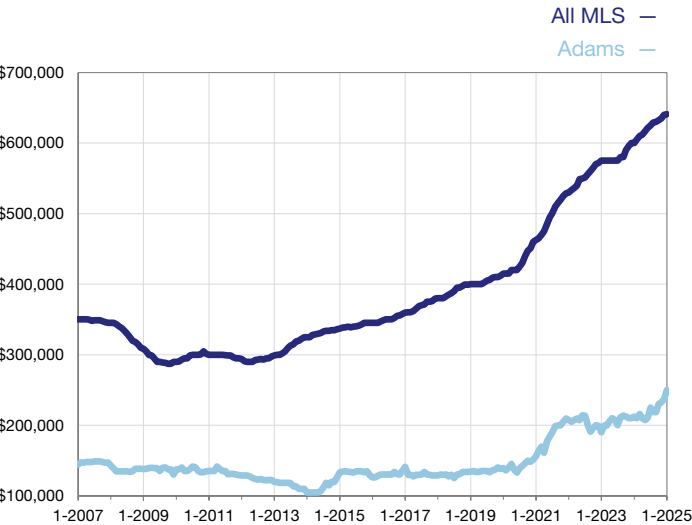
Single-Family Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	6	2	- 66.7%	6	2	- 66.7%
Closed Sales	5	2	- 60.0%	5	2	- 60.0%
Median Sales Price*	\$205,000	\$316,000	+ 54.1%	\$205,000	\$316,000	+ 54.1%
Inventory of Homes for Sale	4	12	+ 200.0%	--	--	--
Months Supply of Inventory	0.6	2.3	+ 283.3%	--	--	--
Cumulative Days on Market Until Sale	62	52	- 16.1%	62	52	- 16.1%
Percent of Original List Price Received*	90.8%	95.7%	+ 5.4%	90.8%	95.7%	+ 5.4%
New Listings	1	5	+ 400.0%	1	5	+ 400.0%

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

Condominium Properties	January			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
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

