

Local Market Update – January 2025

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Greenfield

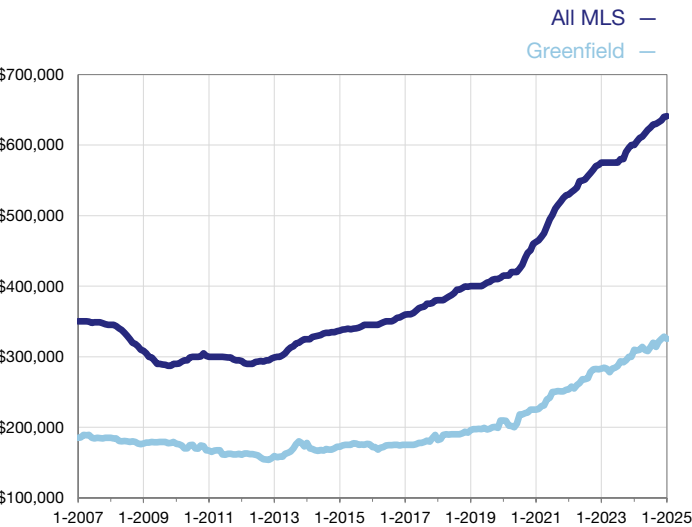
| Single-Family Properties | January | | | Year to Date | | |
|------------------------------------------|-----------|-----------|---------|--------------|-----------|---------|
| | 2024 | 2025 | + / - | 2024 | 2025 | + / - |
| Key Metrics | | | | | | |
| Pending Sales | 8 | 7 | - 12.5% | 8 | 7 | - 12.5% |
| Closed Sales | 6 | 8 | + 33.3% | 6 | 8 | + 33.3% |
| Median Sales Price* | \$300,950 | \$298,500 | - 0.8% | \$300,950 | \$298,500 | - 0.8% |
| Inventory of Homes for Sale | 17 | 8 | - 52.9% | -- | -- | -- |
| Months Supply of Inventory | 1.7 | 1.1 | - 35.3% | -- | -- | -- |
| Cumulative Days on Market Until Sale | 38 | 37 | - 2.6% | 38 | 37 | - 2.6% |
| Percent of Original List Price Received* | 95.3% | 100.2% | + 5.1% | 95.3% | 100.2% | + 5.1% |
| New Listings | 6 | 4 | - 33.3% | 6 | 4 | - 33.3% |

* 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 | 1 | 1 | 0.0% | 1 | 1 | 0.0% |
| Closed Sales | 0 | 2 | -- | 0 | 2 | -- |
| Median Sales Price* | \$0 | \$195,500 | -- | \$0 | \$195,500 | -- |
| Inventory of Homes for Sale | 1 | 3 | + 200.0% | -- | -- | -- |
| Months Supply of Inventory | 0.0 | 1.4 | -- | -- | -- | -- |
| Cumulative Days on Market Until Sale | 0 | 7 | -- | 0 | 7 | -- |
| Percent of Original List Price Received* | 0.0% | 97.2% | -- | 0.0% | 97.2% | -- |
| New Listings | 2 | 1 | - 50.0% | 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

